

WEINTRAUB ZOLKIN TALERICO & SELTH LLP  
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Investments, LLC, SLA Investments, LLC,

and Negev Investments, LLC

**UNITED STATES BANKRUPTCY COURT**  
**CENTRAL DISTRICT OF CALIFORNIA – LOS ANGELES DIVISION**

In re:

SEATON INVESTMENTS, LLC, *et al.*,

Debtors and Debtors in Possession.

- ☐ Affects All Debtors.
- ☐ Affects Seaton Investments, LLC (*Dismissed*)
- ☐ Affects Colyton Investments, LLC (*Dismissed*)
- ☒ Affects Broadway Avenue Investments, LLC  
Case No. 2:24-bk-12081-VZ
- ☒ Affects SLA Investments, LLC  
Case No. 2:24-bk-12082-VZ
- ☒ Affects Negev Investments, LLC  
Case No. 2:24-bk-12091-VZ
- ☐ Affects Alan Gomperts
- ☐ Affects Daniel Halevy
- ☐ Affects Susan Halevy

Lead Case No. 2:24-bk-12079-VZ

Jointly Administered with Case Nos.:  
2:24-bk-12080-VZ; 2:24-bk-12081-VZ;  
2:24-bk-12082-VZ; 2:24-bk-12091-VZ;  
2:24-bk-12074-VZ; 2:24-bk-12075-VZ  
and 2:24-bk-12076-VZ

Chapter 11

**FIRST INTERIM APPLICATION OF  
WEINTRAUB ZOLKIN TALERICO &  
SELTH LLP FOR APPROVAL OF  
COMPENSATION AND  
REIMBURSEMENT OF EXPENSES;  
DECLARATIONS OF DERRICK  
TALERICO AND ALAN GOMPERTS  
IN SUPPORT THEREOF**

Hearing:

Date: September 25, 2025

Time: 11:00 a.m.

Courtroom: 1368

255 East Temple St.

Los Angeles, CA 90012

**SUMMARY COVER SHEET FOR FIRST INTERIM FEE**  
**APPLICATION OF WEINTRAUB ZOLKIN TALERICO & SELTH LLP**

**Summary of Applicant:**

<i>Name of applicant:</i>	Weintraub Zolkin Talerico & Selth LLP
<i>Role:</i>	Attorneys for Broadway Avenue Investments, LLC (“Broadway”), SLA Investments, LLC (“SLA”) and Negev Investments, LLC (“Negev”)
<i>Date of entry of order approving application:</i>	May 28, 2024 [Dkt. No. 79]
<i>Type of Application</i>	<input checked="" type="checkbox"/> Interim Application <input type="checkbox"/> Final Application

	<b>Broadway</b>	<b>SLA</b>	<b>Negev</b>
<i>Total amounts paid to Applicant to date (including retainer):</i>	\$40,000.00	\$20,000.00	\$10,000.00
<i>Retainer received:</i>	\$40,000.00	\$20,000.00	\$10,000.00
<i>Retainer at Petition Date:</i>	\$14,665.50	\$16,998.00	\$7,017.00
<i>Date of last fee application:</i>	N/A	N/A	N/A
<i>Total compensation previously awarded:</i>	N/A	N/A	N/A
<i>Total expenses previously awarded:</i>	N/A	J/A	N/A
<i>Compensation sought by this application already paid pursuant to a monthly compensation order not yet allowed:</i>	\$14,552.74	\$16,724.29	\$6,939.92
<i>Expenses sought by this application already paid pursuant to a monthly compensation order not yet allowed:</i>	\$112.76	\$273.71	\$77.08

**Summary of First Period Request:**

Time period covered by First Application:			March 19, 2024 – July 31, 2025	
	<b>Broadway</b>	<b>SLA</b>	<b>Negev</b>	<b>Total</b>
<i>Fees Sought</i>	\$261,439.00	\$41,174.50	\$34,249.00	\$334,862.50
<i>Expenses Incurred</i>	\$7,477.50	\$283.23	\$251.55	\$8,012.28
<i>Total Request</i>	\$268,916.50	\$41,457.73	\$34,500.55	\$342,847.78
<i>Less Retainer Applied</i>	-\$14,665.50	-\$16,998.00	-\$7,017.00	-\$38,680.50
<i>Outstanding Balance</i>	\$254,251.00	\$24,459.73	\$27,483.55	\$304,167.28
<i>Hours Billed</i>	478.7	88.2	70.5	646.4
<i>Blended Rate</i>	\$546.14	\$466.83	\$485.80	\$518.04

**Hours Billed by Timekeeper During the First Period:**

<b>Professional Name</b>	<b>Hourly Rate</b>	<b>Rate Period</b>	<b>Broadway</b>	<b>SLA</b>	<b>Negev</b>	<b>Total</b>
Derrick Talerico, Partner	\$625	3/19/2024 – 12/31/2024	182.9	43.8	37.0	263.7
Derrick Talerico, Partner	\$675	1/1/2025 – 7/31/2025	158.4	3.6	0.2	162.2
David B. Zolkin, Partner	\$650	3/19/2024 – 12/31/2024	9.4	2.2	4.0	15.6
David B. Zolkin, Partner	\$675	1/1/2025 – 7/31/2025	0.3	0	0	0.3
James R. Selth, Partner	\$585	3/19/2024 – 12/31/2024	1.2	0	0	1.2
Marina Fineman, Of Counsel	\$600	3/19/2024 – 12/31/2024	0.9	0	2.8	3.7
Paige T. Rolfe, Associate	\$425	1/1/2025 – 7/31/2025	7.3	1.5	0	8.8
Martha Araki, Paralegal	\$250	3/19/2024 – 12/31/2024	48.2	27.7	20.9	96.8
Martha Araki, Paralegal	\$295	1/1/2025 – 7/31/2025	43.6	6.1	4.2	53.9
Sachie Fritz, Practice Assistant	\$175	3/19/2024 – 7/31/2025	26.5	3.3	1.4	31.2
<b>Total Hours Billed</b>			<b>478.7</b>	<b>88.2</b>	<b>70.5</b>	<b>637.4</b>

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**Fees Billed by Timekeeper During the First Period:**

Professional Name	Hourly Rate	Rate Period	Broadway	SLA	Negev
Derrick Talerico, Partner	\$625	3/19/2024 – 12/31/2024	\$114,312.50	\$27,375.00	\$23,125.00
Derrick Talerico, Partner	\$675	1/1/2025 – 7/31/2025	\$106,920.00	\$2,430.00	\$135.00
David B. Zolkin, Partner	\$650	3/19/2024 – 12/31/2024	\$6,110.00	\$1,430.00	\$2,600.00
David B. Zolkin, Partner	\$675	1/1/2025 – 7/31/2025	\$202.50	\$0	\$0
James R. Selth, Partner	\$585	3/19/2024 – 12/31/2024	\$702.00	\$0	\$0
Marina Fineman, Of Counsel	\$600	3/19/2024 – 12/31/2024	\$540.00	\$0	\$1,680.00
Paige T. Rolfe, Associate	\$425	1/1/2025 – 7/31/2025	\$3,102.50	\$637.50	\$0
Martha Araki, Paralegal	\$250	3/19/2024 – 12/31/2024	\$12,050.00	\$6,925.00	\$5,225.00
Martha Araki, Paralegal	\$295	1/1/2025 – 7/31/2025	\$12,862.00	\$1,799.50	\$1,239.00
Sachie Fritz, Practice Assistant	\$175	3/19/2024 – 7/31/2025	\$4,637.50	\$577.50	\$245.00
<b>Total Fees Billed</b>			<b>\$261,439.00</b>	<b>\$41,174.50</b>	<b>\$34,249.00</b>

**Activity Categories During the First Period:**

Category	Broadway Hours / Amount	SLA Hours / Amount	Negev Hours / Amount	Total Hours / Amount
<b>B110</b> - Case Administration	47.9 \$13,885.50	15.3 \$5,837.50	12.3 \$4,555.00	75.5 \$24,278.00
<b>B111</b> – US Trustee Requirements	40.3 \$10,943.00	24.2 \$6,731.00	17.4 \$4,989.00	81.9 \$22,663.00
<b>B125</b> – Valuation	0.3 \$187.50	0.7 \$437.50	0.4 \$250.00	1.4 \$875.00
<b>B130</b> – Asset Disposition	22.6 \$14,655.00	0 \$0.00	0 \$0.00	22.6 \$14,655.00

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<b>B140 - Relief from Stay/Adequate Protection</b>	30.5 \$16,910.00	0 \$0.00	0 \$0.00	30.5 \$16,910.00
<b>B150 - Meetings/Communications with Creditors</b>	6.7 \$4,187.50	1.5 \$825.00	1.0 \$625.00	9.2 \$5,637.50
<b>B160 - Fee/Employment Applications</b>	3.6 \$2,270.00	2.0 \$1,270.00	2.0 \$1,270.00	7.6 \$4,810.00
<b>B161 – Employment/Compensation of Others</b>	2.3 \$1,464.50	0.9 \$585.00	0.9 \$585.00	4.1 \$2,634.50
<b>B185 – Leases and Executory Contracts</b>	57.9 \$32,642.50	0 \$0.00	0 \$0.00	57.9 \$32,642.50
<b>B190 – Other Contested Matters</b>	53.0 \$32,481.00	0 \$0.00	0 \$0.00	53.0 \$32,481.00
<b>B192 – Dismissal/Conversion Matters</b>	17.5 \$11,812.50	0 \$0.00	0 \$0.00	17.5 \$11,812.50
<b>B196 – Other Discovery</b>	2.5 \$1,562.50	0 \$0.00	0 \$0.00	2.5 \$1,562.50
<b>B200 - Hearings</b>	8.9 \$5,921.50	0.1 \$62.50	0 \$0.00	9.0 \$5,984.00
<b>B210 - Business Operations</b>	9.2 \$5,950.00	0 \$0.00	0.4 \$250.00	9.6 \$6,200.00
<b>B230 – Financing / Cash Collateral</b>	92.3 \$52,977.00	33.8 \$19,611.00	28.4 \$17,097.50	154.5 \$89,685.50
<b>B310 - Claims Administration/Objections</b>	2.7 \$1,670.00	0.7 \$325.00	2.2 \$1,340.00	5.6 \$3,335.00
<b>B 320 - Plan/Disclosure Statement</b>	70.5 \$39,908.00	9.0 \$5,490.00	5.5 \$3,287.50	85.00 \$48,685.50
<b>Grand Total</b>	<b>478.7 \$261,439.00</b>	<b>88.2 \$41,174.50</b>	<b>70.5 \$32,249.00</b>	<b>646.4 \$334,862.50</b>

**Summary of Timekeeper Hours and Amounts by Activity Categories During the First Period:**

	<b>Timekeeper / Rate</b>	<b>Broadway Hours / Amounts</b>	<b>SLA Hours / Amounts</b>	<b>Negev Hours / Amounts</b>	<b>Total Hours / Amounts</b>
<b>B110</b>	David B. Zolkin, Partner / \$650	0.1 \$65.00	--	--	0.1 \$65.00
	Derrick Talerico, Partner / \$625	7.9 \$4,937.50	5.5 \$3,437.50	4.0 \$2,500.00	17.4 \$10,875.00
	Derrick Talerico, Partner / \$675	1.2 \$810.00	0.2 \$135.00	0.2 \$135.00	1.6 \$1,080.00
	James Selth, Partner / \$585	0.3 \$175.50	--	--	0.3 \$175.50
	Martha Araki, Paralegal / \$250	9.3 \$2,325.00	7.8 \$1,950.00	6.7 \$1,675.00	23.8 \$5,950.00
	Martha Araki, Paralegal / \$295	4.0 \$1,180.00	--	--	4.0 \$1,180.00
	Sachie Fritz, Practice Assistant / \$175	25.1 \$4,392.50	1.8 \$315.00	1.4 \$245.00	28.3 \$4,952.50
<b>B111</b>	David B. Zolkin, Partner / \$650	2.7 \$1,755.00	--	--	2.7 \$1,755.00
	Derrick Talerico, Partner / \$625	4.9 \$3,062.50	1.6 \$1,000.00	1.2 \$750.00	7.7 \$4,812.50
	James Selth, Partner / \$585	0.2 \$117.00	--	--	0.2 \$117.00
	Martha Araki, Paralegal / \$250	16.8 \$4,200.00	16.8 \$4,200.00	12.0 \$3,000.00	45.6 \$11,400.00
	Martha Araki, Paralegal / \$295	5.3 \$1,563.50	4.3 \$1,268.50	4.2 \$1,239.00	13.8 \$4,071.00
	Sachie Fritz, Practice Assistant / \$175	--	1.5 \$262.50	--	1.5 \$262.50
<b>B125</b>	Derrick Talerico, Partner / \$625	0.3 \$187.50	0.7 \$437.50	0.4 \$250.00	1.4 \$875.00
<b>B130</b>	David B. Zolkin, Partner / \$650	0.2 \$130.00	--	--	0.2 \$130.00
	Derrick Talerico, Partner / \$625	8.1 \$5,062.50	--	--	8.1 \$5,062.50
	Derrick Talerico, Partner / \$675	13.8 \$9,315.00	--	--	13.8 \$9,315.00

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	Timekeeper / Rate	Broadway Hours / Amounts	SLA Hours / Amounts	Negev Hours / Amounts	Total Hours / Amounts
	Martha Araki, Paralegal / \$295	0.5 \$147.50	--	--	0.5 \$147.50
<b>B140</b>	David B. Zolkin, Partner / \$650	1.2 \$780.00	--	--	1.2 \$780.00
	Derrick Talerico, Partner / \$625	19.3 \$12,062.50	--	--	19.3 \$12,062.50
	Derrick Talerico, Partner / \$675	2.7 \$1,822.50	--	--	2.7 \$1,822.50
	Paige Rolfe, Associate / \$425	2.4 \$1,020.00	--	--	2.4 \$1,020.00
<b>B150</b>	Derrick Talerico, Partner / \$625	6.7 \$4,187.50	1.2 \$750.00	1.0 \$625.00	8.9 \$5,562.50
	Martha Araki, Paralegal / \$250	--	0.3 \$75.00	--	0.3 \$75.00
<b>B160</b>	David B. Zolkin, Partner / \$650	0.8 \$520.00	0.8 \$520.00	0.8 \$520.00	2.4 \$1,560.00
	Derrick Talerico, Partner / \$625	2.8 \$1,750.00	1.2 \$750.00	1.2 \$750.00	5.2 \$3,250.00
<b>B161</b>	David B. Zolkin, Partner / \$650	1.4 \$910.00	0.9 \$585.00	0.9 \$585.00	3.2 \$2,080.00
	Derrick Talerico, Partner / \$625	0.7 \$437.50	--	--	0.7 \$437.50
<b>B185</b>	David B. Zolkin, Partner / \$650	0.3 \$195.00	--	--	0.3 \$195.00
	Derrick Talerico, Partner / \$625	35.8 \$22,375.00	--	--	35.8 \$22,375.00
	Derrick Talerico, Partner / \$675	10.4 \$7,020.00	--	--	10.4 \$7,020.00
	Martha Araki, Paralegal / \$250	6.9 \$1,725.00	--	--	6.9 \$1,725.00
	Martha Araki, Paralegal / \$295	4.5 \$1,327.50	--	--	4.5 \$1,327.50
<b>B190</b>	Derrick Talerico, Partner / \$625	10.4 \$6,500.00	--	--	10.4 \$6,500.00
	Derrick Talerico, Partner / \$675	35.3 \$23,827.50	--	--	35.3 \$23,827.50

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	<b>Timekeeper / Rate</b>	<b>Broadway Hours / Amounts</b>	<b>SLA Hours / Amounts</b>	<b>Negev Hours / Amounts</b>	<b>Total Hours / Amounts</b>
	Martha Araki, Paralegal / \$295	7.3 \$2,153.50	--	--	7.3 \$2,153.50
<b>B192</b>	Derrick Talerico, Partner / \$675	17.5 \$11,812.50	--	--	17.5 \$11,812.50
<b>B196</b>	Derrick Talerico, Partner / \$625	2.5 \$1,562.50	--	--	2.5 \$1,562.50
	Derrick Talerico, Partner / \$675	16.5 \$11,137.50	--	--	16.5 \$11,137.50
	Martha Araki, Paralegal / \$295	0.8 \$236.00	--	--	0.8 \$236.00
<b>B200</b>	Derrick Talerico, Partner / \$625	0.2 \$125.00	0.1 \$62.50	--	0.3 \$187.50
	David B. Zolkin, Partner / \$675	0.2 \$135.00	--	--	0.2 \$135.00
	Derrick Talerico, Partner / \$675	8.3 \$5,602.50	--	--	8.3 \$5,602.50
	Martha Araki, Paralegal / \$295	0.2 \$59.00	--	--	0.2 \$59.00
<b>B210</b>	David B. Zolkin, Partner / \$650	0.4 \$260.00	--	--	0.4 \$260.00
	Derrick Talerico, Partner / \$625	5.0 \$3,125.00	--	0.4 \$250.00	5.4 \$3,375.00
	Derrick Talerico, Partner / \$675	3.8 \$2,565.00	--	--	3.8 \$2,565.00
<b>B230</b>	David B. Zolkin, Partner / \$650	0.6 \$390.00	0.5 \$325.00	0.7 \$455.00	1.8 \$1,170.00
	David B. Zolkin, Partner / \$675	0.1 \$67.50	--	--	0.1 \$67.50
	Derrick Talerico, Partner / \$625	49.2 \$30,750.00	24.8 \$15,500.00	23.3 \$14,562.50	97.3 \$60,812.50
	Derrick Talerico, Partner / \$675	23.6 \$15,930.00	3.1 \$2,092.50	--	26.7 \$18,022.50
	Marina Fineman, Of Counsel / \$600	0.9 \$540.00	--	2.8 \$1,680.00	3.7 \$2,220.00
	Paige Rolfe, Associate / \$425	3.4 \$1,445.00	1.5 \$637.50	--	4.9 \$2,082.50



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	<b>Timekeeper / Rate</b>	<b>Broadway Hours / Amounts</b>	<b>SLA Hours / Amounts</b>	<b>Negev Hours / Amounts</b>	<b>Total Hours / Amounts</b>
	Martha Araki, Paralegal / \$250	9.4 \$2,350.00	2.1 \$525.00	1.6 \$400.00	13.1 \$3,275.00
	Martha Araki, Paralegal / \$295	5.1 \$1,504.50	1.8 \$531.00	--	6.9 \$2,035.50
<b>B310</b>	David B. Zolkin, Partner / \$650	0.7 \$455.00	--	1.6 \$1,040.00	2.3 \$1,495.00
	Derrick Talerico, Partner / \$625	1.1 \$687.50	0.4 \$250.00	0.4 \$250.00	1.9 \$1,187.50
	Derrick Talerico, Partner / \$675	0.2 \$135.00	--	--	0.2 \$135.00
	James Selth, Partner / \$585	0.5 \$292.50	--	--	0.5 \$292.50
	Martha Araki, Paralegal / \$250	0.4 \$100.00	0.3 \$75.00	0.2 \$50.00	0.9 \$225.00
<b>B320</b>	David B. Zolkin, Partner / \$650	1.0 \$650.00	--	--	1.0 \$650.00
	Derrick Talerico, Partner / \$625	28.0 \$17,500.00	8.3 \$5,187.50	5.1 \$3,187.50	41.4 \$25,875.00
	Derrick Talerico, Partner / \$675	25.1 \$16,942.50	0.3 \$202.50	--	25.4 \$17,145.00
	Martha Araki, Paralegal / \$250	0.5 \$125.00	0.4 \$100.00	0.4 \$100.00	1.3 \$325.00
	Martha Araki, Paralegal / \$295	15.9 \$4,690.50	--	--	15.9 \$4,690.50

**Summary of Expenses During the First Period:**

<b>Type of Expense</b>	<b>Broadway</b>	<b>SLA</b>	<b>Negev</b>	<b>Total</b>
Copy Charges (\$0.10 per pg)	\$3,457.20	\$50.60	\$42.20	<b>\$3,550.00</b>
Consultation Fees	\$2,500.00	\$0.00	\$0.00	<b>\$2,500.00</b>
Court Fees (Pacer, Filing Fees, Courtcall – at cost)	\$34.00	\$34.00	\$34.00	<b>\$102.00</b>
Delivery Services/Messengers (at cost)	\$528.04	\$173.95	\$164.95	<b>\$866.94</b>
Online Research (at cost)	\$186.68	\$0.00	\$0.00	<b>\$186.68</b>
Postage (at cost)	\$771.58	\$24.68	\$10.40	<b>\$806.66</b>
<b>Total Expenses Incurred</b>	<b>\$7,477.50</b>	<b>\$283.23</b>	<b>\$251.55</b>	<b>\$8,012.28</b>

Weintraub Zolkin Talerico & Selth LLP (“WZTS” or the “Firm”), general bankruptcy counsel for Broadway Avenue Investments, LLC (“Broadway”), SLA Investments, LLC (“SLA”), and Negev Investments, LLC (“Negev,” and together with Broadway and SLA, the “Debtors”), the Chapter 11 Debtors and Debtors in Possession in the jointly administered Chapter 11 bankruptcy cases (the “Bankruptcy Case”), hereby submits this *First Interim Application for Approval of Fees and Reimbursement of Expenses* (the “First Application”) for the period March 19, 2024 through July 31, 2025 (the “First Period”), pursuant to Sections 327 and 330 of the Bankruptcy Code. Through this First Application, WZTS requests entry of an order granting the First Application, including:

(1) allowance and approval on an interim basis, of compensation for services rendered and reimbursement of expenses incurred on behalf of the Debtors in the following amounts: Broadway fees of \$261,439.00 and expenses of \$7,477.50, for an aggregate request of \$268,916.50; SLA fees of \$41,174.00 and expenses of \$283.23, for an aggregate request of \$41,457.23; and Negev fees of \$34,249.00 and expenses of \$251.55, for an aggregate request of \$34,500.55;

(2) interim approval of the application by the Firm of the Retainers to its Professional Fee Statements for the Debtors of: Broadway \$14,665.50; SLA \$16,998.00; and Negev: \$7,017.00;

(3) authorizing payment to WZTS of the outstanding amount for the Debtors of: Broadway \$254,251.00; SLA \$24,459.23; and Negev \$27,483.55 (or such other sums as allowed by the Court) when funds are available to the respective Debtor’s estates; and

(4) granting any other relief as the Court deems necessary and appropriate.

## **I. INTRODUCTION**

Local Bankruptcy Rule 2016-1(a)(1) sets forth certain requirements that a professional must satisfy in order to obtain an award for fees and costs. Additional standards to be employed in the review of fee applications are set forth in the United States Departments of Justice’s Guidelines for Reviewing Applications for Compensation and Reimbursement of Expenses filed under 11 U.S.C. § 330. This Application complies with all statutory guidelines and Court-imposed requirements based upon the actual fees incurred.

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**II. LOCAL RULE 2016-1(a)(1) REQUIREMENTS**

**A. Case Background and Status (LBR 2016-1(a)(1)(A))**

**1. The Debtors Background**

Broadway, SLA and Negev are three limited liability companies which comprise part of a family operated business and real estate portfolio owned and operated by David Halevy (deceased), Daniel Halevy (“Daniel”), Alan Gomperts (“Gomperts”), and on occasion, Simon Harkham. Following David Halevy’s passing in 2023, his interests, to the extent they were not community property, passed to Susan Halevy (“Susan,” collectively with Daniel and Gomperts, the “Individual Debtors,” and collectively with the Debtors, the “Joint Debtors”) via the Halevy Trust (defined below). As such, Susan Halevy is now the owner – direct, beneficial, equitable, or otherwise – of all interests in the various Debtors previously owned by David Halevy.

**a. Broadway Background**

Broadway was formed in July 2013 for the purpose of acquiring, developing, and operating the building located at 737 S. Broadway, Los Angeles, CA, 90014 (the “Broadway Building”). Broadway’s membership consists of: (1) the Halevy Trust (Susan Halevy, beneficial owner); (2) the G&H Trust (Alan Gomperts and Sharon Gomperts, beneficial owners of community property); and (3) Daniel Halevy.

Broadway acquired the Broadway Building in 2013. The Broadway Building is an eight-story structure. At the time it was acquired by Broadway, only the ground floor was habitable. Broadway understands the seven higher floors have not been occupied since the 1950s. In 2015, Broadway entered into a 15-year lease with The GAP for the ground floor of the Broadway Building and developed a plan to remodel and modernize the entire Broadway Building to make every floor habitable and available to lease to commercial tenants.

A majority of the intensive remodel and modernization of the Broadway Building took place between 2015 and 2020. The improvements that were performed included the rehabilitation of the façade of the first three floors of the Broadway Building per the guidance of the Cultural Heritage Commission, installation of a fire and life safety system throughout the building, modernization of the elevator, installation of an HVAC system, fire pump and sprinkler system, emergency backup

1 generator and replacement and installation of electric and plumbing systems throughout the building.  
2 In March 2020, after first confirming the full term of its lease, The GAP exercised a one-time early  
3 termination provision on its lease as the uncertainty of COVID began to take hold.

4 With an end to the remodel and modernization in sight, Broadway refinanced its outstanding  
5 loans with a single loan from Archway in July 2021, in the original principal amount of \$16,942,500  
6 (the “Broadway Loan”). The Broadway Loan was guaranteed by David Halevy, Daniel Halevy, and  
7 Alan Gomperts.

8 The Broadway Loan matured on August 1, 2022. After Archway commenced an action for  
9 breach against the guarantors and filed a notice of default to begin foreclosure on the Broadway  
10 Building, the parties agreed to a restructure (the “Broadway Restructure”) that extended the maturity  
11 date of the Broadway Loan to December 1, 2023, affirmed the balance due under the Broadway  
12 Loan in the principal amount of \$15,241,093, and called for \$4 million in new loans (the “New  
13 Loans”) from Archway to benefit the Broadway Loan and the Broadway Building. By way of three  
14 loan agreements, the New Loans were made: (1) to Negev for \$1,300,000 (the “Negev Loan”); (2) to  
15 SLA for \$125,000 (the “SLA Loan”); and (3) jointly to David Halevy, the Halevy Trust, Alan  
16 Gomperts, the G&H Trust, and Daniel Halevy for \$2,575,000 (the “Guarantor Loan”). The Negev  
17 Loan was secured by the real property located at 12800 Foxdale Drive, Desert Hot Springs,  
18 California, and was guaranteed by David Halevy, with the guaranty secured by David Halevy’s  
19 membership interests in Negev. The SLA Loan was secured by the real property located at 1040 S.  
20 Los Angeles Street and was guaranteed by David Halevy, Susan Halevy, Alan Gomperts, and Daniel  
21 Halevy, with the guarantees secured by the guarantors’ membership interests in SLA. The Guarantor  
22 Loans were secured by the following real property: (1) 3538 Greenfield Avenue, Los Angeles,  
23 California (owned by the G&H Trust); (2) 133 S. Palm Drive, Beverly Hills, California (owned by  
24 the Halevy Trust); and (3) 8561 Horner Street, Los Angeles, California (owned by Daniel Halevy).  
25 The \$4 million of proceeds from the New Loans were distributed exclusively for the benefit of  
26 Archway and the Broadway Loan, with \$1,701,407.01 applied to pay down the balance of the  
27 Broadway Loan.

28 ///

As of the Petition Date, the outstanding debt owed to Archway is not less than \$15,663,398 on the Broadway Loan, not less than \$1,336,020 on the Negev Loan, not less than \$128,958 on the SLA Loan, and not less than \$2,646,348.96 on the Guarantor Loan.

**b. SLA Background**

SLA was formed in 2009 for the purpose of acquiring, developing, and operating commercial real property located at 1040 South Los Angeles Street, Los Angeles, CA (“SLA Building”). As of the Petition Date, 13 of 18 spaces are leased. SLA’s membership consists of: (1) the Halevy Trust; (2) the G&H Trust; (3) Daniel Halevy; and (4) Simon Harkham. SLA became a borrower of Archway by the Broadway Restructure in 2023 as set forth above. As of the Petition Date, the outstanding balance owed on the SLA Loan is not less than \$128,958.

**c. Negev Background**

Negev owns a motel located at 12800 Foxdale Drive, Desert Hot Springs, CA (the “Motel”). The Motel has 26-rooms with five natural spring water pools. It has been operated by Seapiper Inn, Inc. (“Seapiper”) since 2014. Negev is owned by the Halevy Trust. Seapiper is not a debtor in these proceedings. Negev became a borrower of Archway by the Broadway Restructure in 2023 as set forth above. As of the Petition Date, the outstanding balance owed on the Negev Loan is not less than \$1,336,020.

**2. The Debtor’s Current Operations**

Broadway continues to market the Broadway Building for lease. SLA is continuing to lease spaces at the SLA Building, collect rents and maintain the premises. Seapiper is continuing to operate the Motel for Negev. The Individual Debtors continue to manage the Debtors, along with other non-debtor businesses. The Joint Debtors continue to pursue the resolution of the various loans with Archway with a goal of a global settlement that will allow the Joint Debtors to propose and confirm a plan of reorganization. As of July 31, 2025, the funds held in each of the Debtors respective estates are: Broadway \$2,871.00, SLA \$89,957.96, and Negev \$292.06.

**3. Events and Activities During the First Period**

On March 19, 2024 (the “Petition Date”), the Debtors each filed a voluntary petition for relief under Chapter 11 of Bankruptcy Code, in the United States Bankruptcy Court for the Central District

1 of California, Los Angeles Division.<sup>1</sup> Pursuant to sections 1107(a) and 1108 of the Bankruptcy  
2 Code, the Debtors are each managing their assets and operations as a debtor-in-possession. No  
3 trustee or examiner has been appointed, and no official committee of creditors or equity interest  
4 holders has been established.

5 **Initial Filing Events.** Following the Petition Date, each of the Debtors, along with the  
6 Individual Debtors, filed Motions for Joint Administration of the Cases, with Seaton's case  
7 designated as the lead case. After the hearing on March 25, 2024, the Court granted the joint  
8 administration of the Cases pursuant to Orders entered on April 1, 2024 [Broadway Dkt. 19, Negev  
9 Dkt. 23, SLA Dkt. 19]. Each of the Debtors submitted 7-Day Packages to the Office of the United  
10 States Trustee ("UST") on March 29, 2024, and prepared and filed their Schedules of Assets and  
11 Liabilities, Statement of Financial Affairs and other case initiation documents on April 9, 2024  
12 [Broadway Dkt. 22, Negev Dkt. 26, SLA Dkt. 22]. The Debtors also appeared at the Section 341(a)  
13 Meeting conducted by the UST on May 3, 2024. At the initial Chapter 11 Case Management  
14 Conference held by the Court on May 9, 2024, the Court acknowledged that certain of the Joint  
15 Debtors were filed as single asset real estate debtors, and ordered that a hearing on approval of a  
16 disclosure statement to a plan be heard on December 11, 2024, at the Joint Debtors' request for a  
17 disclosure statement hearing at the earliest possible date. The Court explained to the parties that a  
18 disclosure statement on a plan would not be heard prior to the conclusion of hearings on objections  
19 to claims following the claims bar date because creditor treatment could not be known until the Joint  
20 Debtors' claims were determined. The Court entered an Order [Lead Case Dkt. 83] (the "Order")  
21 setting the bar date on July 16, 2024, September 20, 2024 for hearings to be held on claims  
22 objections, and December 11, 2024 as the hearing date for approval of a disclosure statement. The  
23 December 11, 2024 hearing date was calculated by the parties and the Court to provide adequate  
24

25 \_\_\_\_\_  
26 <sup>1</sup> Two other related limited liability companies, Seaton Investments, LLC ("Seaton") and Colyton  
27 Investments, LLC ("Colyton") also commenced chapter 11 cases on the Petition Date and were  
28 subsequently dismissed on March 6, 2025. Furthermore, on March 18, 2024, Susan, Daniel and  
Gomperts also commenced chapter 11 cases, which continue to be jointly administered with the  
Debtors' Cases herein.

1 time to the Joint Debtors to propose a plan and disclosure statement following the September claims  
2 hearing date. The Order – entered within 90 days of the March 19, 2024 petition date (for the  
3 corporate debtors) – set the Joint Debtors’ deadline to file a plan and disclosure statement of  
4 October 31, 2024, forty-two (42) days prior to the December 11, 2024 disclosure statement hearing  
5 date. As a result of the initial status hearing and entry of the Order, the single asset real estate debtors  
6 were not required to file a plan or begin interest payments within 90 days of the Petition Date but  
7 instead must do so by October 31, 2024 [Lead Case Dkt. 83].

8 **Leases, Loans, Relief from Stay, and Settlement.** Broadway continued pre-petition  
9 negotiations with health and wellness groups interested in providing medical and social services to  
10 the community in-line with directives from the City of Los Angeles. This culminated in attempts to  
11 seek approval from the Bankruptcy Court for tenants and financing related to their tenancy, which  
12 ultimately culminated in a settlement agreement with Archway.

13 Broadway thrice sought Bankruptcy Court approval of a transaction for the redevelopment  
14 of the Broadway Real Property Collateral (“Broadway Redevelopment”). Archway opposed each  
15 such motion and Broadway sought dismissal of each such motion.

16 On December 10, 2024, Archway’s second motion for relief from the automatic stay was  
17 granted by the Bankruptcy Court, allowing Archway to proceed with noticing for a foreclosure sale  
18 of the Broadway Real Property Collateral. The stay relief order entered on December 19, 2024 [Lead  
19 Case Dkt. 364] permits Archway to foreclose on the Broadway Collateral at any time on or after  
20 April 11, 2025. Archway caused a Notice of Trustee’s Sale to be published and recorded, scheduling  
21 a non-judicial foreclosure sale under the Broadway Deed of Trust as to the Broadway Real Property  
22 Collateral (“Broadway Foreclosure Sale”). The Broadway Foreclosure Sale has been continued from  
23 time to time to allow the Parties time to negotiate and document a global resolution to their disputes.

24 The Joint Debtors negotiated with Archway during the first quarter of 2025, and once all  
25 parties were satisfied that material progress had been made and settlement was possible, an in-person  
26 settlement meeting was held on May 5, 2025. At that meeting, the Joint Debtors and Archway  
27 (together, the “Parties”) reached an agreement on material terms for a “global” settlement (the  
28 “Settlement”) to resolve all disputes between the Parties and to secure Archway’s support for a plan

1 of reorganization. Since the settlement meeting and through the First Period, the Parties were  
2 actively drafting over 25 documents needed to effectuate the Settlement.

3 **SLA and Harvest Cash Collateral.**

4 In addition to its obligations under the Archway loans, SLA, together with Seaton, Colyton,  
5 Negev, Susan and Gomperts, had filed a Motion to use cash collateral [Lead Case Dkt. 87], which  
6 was granted by the Court on an interim basis as to SLA, Negev, Susan and Gomperts [Lead Case  
7 Dkt. 127]. Thereafter the parties entered into several combined stipulations for continued use of  
8 cash collateral, with the most recent order entered by the Court on May 5, 2025 [Lead Case Dkt.  
9 496] which extended the interim use of cash collateral through May 6, 2025 or longer as the parties  
10 may determine. On May 27, 2025, the parties filed a stipulation for use of cash collateral on a final  
11 basis [Lead Case Dkt. 514].

12 **Plan of Reorganization.**

13 The Joint Debtors filed their Disclosure Statement and Plan of Reorganization on June 18,  
14 2024 [Lead Case No. 107], October 31, 2024 [Lead Case Dkt. 267], January 16, 2025 [Lead Case  
15 Dkt. 398], and February 6, 2025 [Lead Case Dkt. 426]. Each of the various Plans was modified to  
16 reflect additional requests for information, new business scenarios for the Joint Debtors'  
17 reorganization, and following the voluntary dismissal of Seaton and Colyton's Cases, the subsequent  
18 potential lease agreements for the Broadway Building and related DIP funding. At the end of the  
19 First Period, the global settlement with Archway should provide the Joint Debtors with the means to  
20 successfully reorganize their jointly administered Cases.

21 **Compliance Events.**

22 The Debtors have filed their UST 7-Day Packages, including supplements, their chapter 11  
23 status report on April 25, 2024 [Lead Case Dkt. 48], monthly operating reports throughout the First  
24 Period [Lead Case Dkts. 43-45, 76-78, 115-117, 136-138, 166-168, 200-202, 228-230, 324-326,  
25 371-373, 406-408, 444-446, 478-480, 487-489, 507-509, 522-524, 537-539, and 549-554] and paid  
26 their UST quarterly fees. As of the end of the First Period, the Debtors believe they are in substantial  
27 compliance with all bankruptcy and UST compliance requirements.  
28



**B. Order Regarding Employment (LBR 2016-1(a)(1)(B))**

On May 28, 2024, the Court entered an order approving WZTS as the Debtors' general bankruptcy counsel [Lead Case Dkt. 79], effective as of the Petition Date.

**C. Compensation and Expenses (LBR 2016-1(a)(1)(C))**

Prior to the Petition Date, the Firm received the following amounts as a retainer from each of the Debtors in contemplation of or in connection with the services to be rendered to the Debtors as general bankruptcy counsel, and the Firm incurred fees and expenses on behalf of each of the Debtors, which were billed against the respective retainers, leaving a balance in WZTS's client trust account as of the Petition Date for each of the respective Debtors (the "Retainers"):

Debtor	Prepetition Retainer Paid to WZTS	Fees and Expenses Incurred Prepetition	Retainers
Broadway	\$40,000.00	\$25,334.50	\$14,665.50
SLA	\$20,000.00	\$3,002.00	\$16,998.00
Negev	\$10,000.00	\$2,983.00	\$7,017.00

As set forth in the Summary Cover Sheet above, the Firm has submitted three *Professional Fee Statements* pursuant to the "Guide to Applications for Retainers, and Professional and Insider Compensation" promulgated by the OUST. Pursuant to those fee statements, the Firm has drawn down on the Retainers. The Firm now requests interim approval of its application of the Retainers to the fees and costs incurred during the First Period for each of the respective Debtors.

**D. Services Provided (LBR 2016-1(a)(1)(D) and (E))**

WZTS allocated its services during the First Period into seventeen (17) activity categories. A chart summarizing all time and corresponding fees incurred by the Firm for each activity category during the First Period is set forth in the Summary Cover Sheet. Detailed invoices of the services provided by WZTS during the First Period are attached to the Declaration of Derrick Talerico ("Talerico Declaration") as **Exhibit 1**. Many services performed can fairly be assigned to multiple categories. In such cases, WZTS used its best judgment to assign such time as most appropriate.

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The following is a brief narrative of the services rendered by WZTS during the First Period:

**Case Administration (B110).**

Case	Hours	Fees	Blended Rate
Broadway	47.9	\$13,885.50	\$289.89
SLA	15.3	\$5,837.50	\$381.54
Negev	12.3	\$4,555.00	\$370.33
Total	75.5	\$24,278.00	\$321.56

The services in the Case Administration category include those rendered by WZTS in connection with organization, coordination and compliance activities in the Bankruptcy Cases. The time allocated to this category is comprised of the Firm's services related to Motions for Joint Administration, the preparation of the Schedules and Statement of Affairs, and the preparation and filing of the case status reports. Other services rendered in this category include general discussions with the Debtors and other parties and providing creditors and interested parties notice of certain events and pleadings in the Bankruptcy Cases. The low blended rate in this category reflects the use by the Firm of its paralegal and practice assistants.

**US Trustee Requirements (B111).**

Case	Hours	Fees	Blended Rate
Broadway	40.3	\$10,943.00	\$271.54
SLA	24.2	\$6,731.00	\$278.14
Negev	17.4	\$4,989.00	\$286.72
Total	81.9	\$22,663.00	\$276.72

This category relates to all services rendered by WZTS in connection with the UST's Guidelines for Chapter 11 Debtors and monthly operating report requirements. The time recorded in this category is allocable to the preparation and submission of the UST 7-Day Package, review and compilation of the Debtors' Monthly Operating Reports, and attendance at the Initial Debtor Interview with the Debtors.

This category also contains the services provided by WZTS with respect to the preparation of the Debtor's monthly operating reports, review and analysis of the related bank statements, preparation of the attachment pages and the Form 11 MOR, and the filing of each.

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**Valuation (B125).**

Case	Hours	Fees	Blended Rate
Broadway	0.3	\$187.50	\$625.00
SLA	0.7	\$437.50	\$625.00
Negev	0.4	\$250.00	\$625.00
Total	1.4	\$875.00	\$625.00

Services in this category relate to the valuation of the assets of the estate, communications with appraisers and parties providing appraisals of the Debtors' real properties.

**Asset Disposition (B130).**

Case	Hours	Fees	Blended Rate
Broadway	22.6	\$14,655.00	\$648.45
SLA	0	0	0
Negev	0	0	0
Total	22.6	\$14,655.00	\$648.45

Services in this category during the First Period include sales and transaction work related to asset disposition. WZTS recorded time in this category related to communications with the Debtors, Archway, Harvest, and the various potential lessors of the Broadway Building. This category also includes the negotiations with the potential lessors on the terms of the proposed leases, the value of the leases to the estates, and negotiations with Archway regarding the proposed leases.

**Relief from Stay/Adequate Protection (B140).**

Case	Hours	Fees	Blended Rate
Broadway	30.5	\$16,910.00	\$554.43
SLA	0	0	0
Negev	0	0	0
Total	30.5	\$16,910.00	\$554.43

This category of services comprises matters relating to termination or continuation of the automatic stay under section 362, and motions for adequate protection. The Firm addressed and responded to Archway's relief from stay motion, prepared and filed the responses, and attended the hearings on Archway's relief from stay motion.

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**Meetings of and Communications with Creditors.**

Case	Hours	Fees	Blended Rate
Broadway	6.7	\$4,187.50	\$625.00
SLA	1.5	\$825.00	\$550.00
Negev	1.0	\$625.00	\$625.00
Total	9.2	\$5,637.50	\$612.77

WZTS records time in this category related to the preparation and appearance at the Section 341(a) meeting, and communications with the Debtors to prepare for the Section 341(a) meeting and any resulting requests from the UST following the conclusion of the Section 341(a) meeting.

**Fee / Employment Application (B160).**

Case	Hours	Fees	Blended Rate
Broadway	3.6	\$2,270.00	\$630.56
SLA	2.0	\$1,270.00	\$635.00
Negev	2.0	\$1,270.00	\$635.00
Total	7.6	\$4,810.00	\$632.89

This category contains all services rendered by WZTS in the preparation, filing and service of the application to employ the Firm as general bankruptcy counsel in each of the Debtor's Cases, submission of the declaration that no party requested a hearing and preparation of the order authorizing WZTS' employment.

**Employment / Compensation of Others (B161).**

Case	Hours	Fees	Blended Rate
Broadway	2.3	\$1,464.50	\$636.74
SLA	0.9	\$585.00	\$650.00
Negev	0.9	\$585.00	\$650.00
Total	4.1	\$2,634.50	\$642.56

All services provided by WZTS related to the employment of other professionals in the Bankruptcy Case are captured in this category. Pursuant to communications with the Debtor's, the Firm drafted a motion to employ ordinary course professionals, which was later determined by the Debtor's as unnecessary for the Cases.

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**Leases and Executory Contracts (B185).**

Case	Hours	Fees	Blended Rate
Broadway	57.9	\$32,642.50	\$563.77
SLA	0	0	0
Negev	0	0	0
Total	57.9	\$32,642.50	\$563.77

This category relates to all leases and executory contracts of the debtor. The Firm expended a significant amount of time working with the Debtors to lease the Broadway Building, including communications, negotiations and preparations of multiple motions to approve the various leases with potential lessees of the Broadway Building and supporting declarations and documents, analysis of Archway's multiple objections to the various lease motions, and preparation of the Debtors replies and evidentiary objections.

**Other Contested Matters (B190).**

Case	Hours	Fees	Blended Rate
Broadway	53.0	\$32,481.00	\$612.85
SLA	0	0	0
Negev	0	0	0
Total	53.0	\$32,481.00	\$612.85

Services provided by the Firm related to any contested matters is captured in this category. In these Cases, the Firm's services related to the negotiations with Archway regarding the 9019 Settlement Motion, preparation of the Archway 9019 Motion and supporting documents, conferences with the Debtors, Individual Debtors and the Individual Debtors' counsel regarding the global Archway settlement are included in this category.

**Dismissal/Conversion Matters (B192).**

Case	Hours	Fees	Blended Rate
Broadway	17.5	\$11,812.50	\$675.00
SLA	0	0	0
Negev	0	0	0
Total	17.5	\$11,812.50	\$675.00

This category relates to any motions filed in a bankruptcy case to dismiss or convert the case. With the Court having issued an OSC on Dismissal or Conversion of the Bankruptcy Cases, the Firm

provided services to the Debtors to address the Court's concerns, prepared and filed status reports regarding the OSC and conferred with the Debtors and Individual Debtors regarding the Court's concerns.

**Other Discovery (B196).**

Case	Hours	Fees	Blended Rate
Broadway	21.3	\$13,573.50	\$637.25
SLA	0	0	0
Negev	0	0	0
Total	21.3	\$13,573.50	\$637.25

All services related to the Archway voluminous discovery responses are included in this category. While Individual Debtors' counsel took the lead on preparing and coordinating the responses to the Archway discovery requests, WZTS also provided services related to coordination with the potential lessors and lenders as to the discovery requests upon them, review of the documents proposed to be provided pursuant to the discovery requests and communications with the Debtors and Individual Debtors' counsel regarding the status of the document production to Archway.

**Hearings (B200).**

Case	Hours	Fees	Blended Rate
Broadway	8.9	\$5,921.50	\$665.34
SLA	0.1	\$62.50	\$625.00
Negev	0	0	0
Total	9.0	\$5,984.00	\$664.89

All time for appearances and in preparation for hearings is recorded by WZTS's professionals in this category. This includes preparation for and appearances at the case status conferences, the OSC hearings, and the various lease and loan hearings.

**Business Operations (B230).**

Case	Hours	Fees	Blended Rate
Broadway	9.2	\$5,950.00	\$646.74
SLA	0	0	0
Negev	0.4	\$250.00	\$625.00
Total	9.6	\$6,200.00	\$645.83

Services provided by WZTS related to specific secured creditor disputes and resolution of the disputed matters are captured in this category. For the Cases, the services provided include communications with communications with the Debtors regarding the status of the certificate of occupancy, tenant leases, maintenance, insurance, and other day-to-day business operations.

**Financing/Cash Collateral (B230).**

Case	Hours	Fees	Blended Rate
Broadway	92.3	\$52,977.00	\$573.97
SLA	33.8	\$19,611.00	\$580.21
Negev	28.4	\$17,097.50	\$602.02
Total	154.5	\$89,685.50	\$580.49

Services in this category relate to financing and cash collateral. As set forth above, Harvest entered into stipulations with the Debtors for the use of cash collateral, while Broadway was seeking DIP financing in conjunction with its proposed leases of the entire Broadway Building. The Firm met with the Debtors, the Individual Debtors, the lenders (Harvest, Archway, Honor and Streit) regarding the financing and/or cash collateral needs of the Debtor. The negotiation and preparation of the motions to approve the DIP financing, along with the stipulations with Harvest, analysis of Archway's objections to the DIP financing motions and preparation of the Debtors' reply thereto are included in this category.

**Claims Administration / Objections (B310).**

Case	Hours	Fees	Blended Rate
Broadway	2.7	\$1,670.00	\$618.52
SLA	0.7	\$325.00	\$464.29
Negev	2.2	\$1,340.00	\$609.09
Total	5.6	\$3,335.00	\$595.54

The services in the Claims Administration and Objections category include services regarding specific claim inquiries, bar date motions, analyses and allowances of claims. WZTS responded to various inquiries from creditors with respect to their claims, analysis of the claims registers and proofs of claims filed in the respective Debtor Cases, and addressing the valuation of a secured claim.

**Plan and Disclosure Statement (B320).**

Case	Hours	Fees	Blended Rate
Broadway	70.5	\$39,908.00	\$566.07
SLA	9.0	\$5,490.00	\$610.00
Negev	5.5	\$3,287.50	\$597.73
Total	85.0	\$48,685.50	\$572.77

The final category of services provided by WZTS in this Bankruptcy Case relate to the formulation of a plan, and preparation of the combined Disclosure Statement and Plan of Reorganization required by this Court. As set forth above, WZTS has prepared and filed multiple versions of the Plan, along with preparation of the Motions to Approve the Disclosure Statement, Notice of the Disclosure Statement hearings, and addressed objections (both formal and informal) to the Debtors' Plan. .

**E. Expenses Incurred (LBR 2016-1(a)(1)(F))**

WZTS incurred expenses during the First Period in support of the services rendered to the Debtors. A chart summarizing all of the expenses incurred by the Firm during the First Period is included in the Summary Cover Sheet. The invoices attached to the Talerico Declaration as **Exhibit 1** also reflect these expenses.

**F. Professionals (LBR 2016-1(a)(1)(G) and (H))**

The rates, hours, and total fees of each WZTS professional who billed time to the Bankruptcy Cases during the First Period are set forth in the Summary Cover Sheet. Attached to the Talerico Declaration as **Exhibit 2**, are descriptions of the professional education and experience of each of the individuals rendering services during the First Period, including identification of the professional school attended, year of graduation, year admitted to practice, publications or other achievements, and explanation of any specialized background or expertise in bankruptcy-related matters. WZTS has no understanding, agreement, or arrangement of any kind to divide with or pay to anyone any of the fees to be awarded in these proceedings, except to be shared among members of WZTS.

**G. The Debtor's Review and Approval of Application (LBR 2016-1(a)(1)(J))**

Pursuant to the annexed Declaration of Alan Gomperts, the Debtor has reviewed this First Application and has no objection to it.



**H. Notice of Application and Hearing (LBR 2016-1(a)(2))**

Notice of the submission of this First Application and the hearing thereon has been provided by Saul Ewing LLP, counsel for the Individual Debtors, to the OUST, the Debtor, all parties requesting special notice, and other interested parties in accordance with the LBR 2016-1(a)(2)(B). Complete copies of the First Application will be promptly furnished to any other party upon specific request. Therefore, notice should be deemed adequate under the circumstances and in accordance with Federal Bankruptcy Rules 2002(a)(6) and 2002(c)(2). The 45-day notice was filed and served by Saul Ewing LLP to other retained professionals, including WZTS, pursuant to LBR 2016-1(a)(2)(A) on August 8, 2025 [Lead Case Dkt. 541].

**III. THE BANKRUPTCY CODE PROVIDES FOR THE ALLOWANCE OF  
COMPENSATION AND FOR REIMBURSEMENT FOR EXPENSES.**

Section 330 of the Bankruptcy Code authorizes the allowance of compensation and reimbursement of expenses. Section 330 of the Bankruptcy Code provides that a bankruptcy court may award to the debtor's or a committee's attorney reasonable compensation for actual, necessary services rendered by the attorney, based on the time, the nature, the extent and the value of such services, and the cost of comparable services to a non-debtor, as well as reimbursement of the actual, necessary expenses expended by the attorney on behalf of the debtor. Section 330 provides, in part, as follows:

(a)(1) [T]he court may award to a trustee, an examiner, a professional person employed under section 327 or 1103 --

(A) reasonable compensation for actual, necessary services rendered by the trustee, examiner, professional person, or attorney and by any paraprofessional person employed by any such person; and

(B) reimbursement for actual, necessary expenses.

\* \* \*

(3)(A) In determining the amount of reasonable compensation to be awarded, the court shall consider the nature, the extent, and the value of such services, taking into account all relevant factors, including --

(A) the time spent on such services;

(B) the rates charged for such services;

- (C) whether the services were necessary to the administration of, or beneficial at the time at which the service was rendered toward the completion of, a case under this title;
- (D) whether the services were performed within a reasonable amount of time commensurate with the complexity, importance, and nature of the problem, issue, or task addressed; and
- (E) whether the compensation is reasonable, based on the customary compensation charged by comparably skilled practitioners in cases other than cases under this title.

11 U.S.C. § 330(a).

**IV. CONCLUSION.**

As set forth herein and in the Talerico Declaration, WZTS's detailed time records establish that the requested fees are reasonable and necessary under the circumstances of these Bankruptcy Cases, and therefore satisfy the requirements of section 330 of the Bankruptcy Code. WZTS requests the Court approve and authorize:

- (1) allowance and approval on an interim basis, of compensation for services rendered and reimbursement of expenses incurred on behalf of the Debtors in the following amounts: Broadway fees of \$261,439.00 and expenses of \$7,477.50, for an aggregate request of \$268,916.50; SLA fees of \$41,174.50 and expenses of \$283.23, for an aggregate request of \$41,467.73; and Negev fees of \$34,249.00 and expenses of \$251.55, for an aggregate request of \$34,500.55;
- (2) interim approval of the application by the Firm of the Retainers to its Professional Fee Statements for the Debtors of: Broadway \$14,665.50; SLA \$16,998.00; and Negev: \$7,017.00;
- (3) authorizing payment to WZTS of the outstanding amount for the Debtors of: Broadway \$254,251.00; SLA \$24,459.73; and Negev \$27,483.55 (or such other sums as allowed by the Court) when funds are available to the respective Debtor's estates; and

(4) granting any other relief as the Court deems necessary and appropriate.

Dated: September 4, 2025

**WEINTRAUB ZOLKIN TALERICO & SELTH LLP**

By: /s/ Derrick Talerico

Derrick Talerico

Paige T. Rolfe

General Bankruptcy Counsel for  
BROADWAY AVENUE INVESTMENTS, LLC,  
SLA INVESTMENTS, LLC, and  
NEGEV INVESTMENTS, LLC  
Debtors and Debtors in Possession

WEINTRAUB ZOLKIN TALERICO & SELTH LLP  
11766 WILSHIRE BLVD., SUITE 730  
LOS ANGELES, CA 90025

**DECLARATION OF DERRICK TALERICO**

I, Derrick Talerico, declare and state as follows:

1. I am an attorney at law, admitted to practice law before all courts of the State of California and the United States Bankruptcy Court for the Central District of California. This Declaration is filed in support of the First Application.<sup>1</sup> The facts set forth herein are based upon my personal knowledge, and if called as a witness, I could and would testify competently thereto.

2. I am a partner with the law firm of Weintraub Zolkin Talerico & Selth LLP (“WZTS”), located at 11766 Wilshire Boulevard, Suite 730, Los Angeles, CA 90025. As a regular practitioner before this Court, I am familiar with Local Bankruptcy Rule 2016-1 and the First Application complies with this rule.

3. For the sake of brevity, I hereby incorporate the summaries of the services performed by WZTS on behalf of the Debtors that are described in detail in the First Application. The descriptions of services rendered contained in the First Application are intended to amplify and provide context for the time entries provided in the billing statements attached hereto. Attached hereto as **Exhibit 1** are the detailed time records of the Firm during the First Period for each of the Debtors respective Bankruptcy Cases. These records consist of statements from the Firm’s billing system. WZTS’ time records were prepared on a daily basis. Each professional measured their time for services rendered to the Debtor on a “tenths of an hour basis.” The billing statements contain a chronological summary of the time spent and services rendered to the Debtor, by activity category.

4. I believe all fees and expenses billed to the Debtors for work performed in these Bankruptcy Cases were necessary, and reasonable.

5. WZTS specializes in bankruptcy and is comprised of attorneys and paraprofessionals who limit their practice to the areas of insolvency, reorganization, bankruptcy law and litigation. The Firm’s attorneys are duly licensed to practice in the Courts of the State of California and various United States District Courts, including the Central District of California. Attached hereto as

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<sup>1</sup> To the extent not defined herein, all capitalized terms shall have the meaning ascribed to them in the Application.

**Exhibit 2** are the biographies of the Firm's professionals who rendered services to the Debtors during the First Period and which describe the professionals' education, qualification, and work experience. The biographies address the information required by Bankruptcy Rule 2016 and Local Bankruptcy Rule 2016-1. A summary setting forth the rates for each attorney and paraprofessional who rendered services to the Debtors during the First Period is set forth in the Summary Cover Pages of the First Application. These rates are reasonable, consistent with the fees charged by similarly experienced bankruptcy firms in the area in which the Firm is based, and are no greater than the rates normally charged to WZTS's non-bankruptcy clients.

6. There may be instances where WZTS's time records indicate conferencing between the Firm's professionals. WZTS believes that, at times, interoffice conferencing is necessary to effectively represent the Debtors in a cost-effective manner. Conferences between attorneys are only charged when WZTS determined that such conferences brought value to the Bankruptcy Cases.

7. Except among the partners of WZTS, no agreement or understanding of any kind exists between WZTS and any other person for the sharing of compensation received from the Debtors for the Firm's services rendered in the Bankruptcy Cases.

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct, and that this declaration was executed by me on this 4th day of September, 2025, at Los Angeles, California.

/s/ Derrick Talerico  
Derrick Talerico

**DECLARATION OF ALAN D. GOMPERTS**

I, Alan D. Gomperts, hereby declare as follows:

1. I am the managing member of Broadway Avenue Investments, LLC, and SLA Investments, LLC, and the authorized representative of Negev Investments, LLC, the corporate debtors and debtors in possession herein. I make this declaration in support of the *First Interim Application of Weintraub Zolkin Talerico & Selth LLP for Approval of Compensation and Reimbursement of Expenses* (the "Application"). The facts set forth herein are based upon my personal knowledge, and if called as a witness, I could and would testify competently thereto.

2. I have reviewed the Application and the invoices attached thereto and have no objection to the fees and expenses requested by WZTS and support the approval of the amounts requested therein.

I declare under penalty of perjury under the laws of the United States of America that the foregoing is true and correct. Executed this 4<sup>th</sup> day of September, 2025 at Los Angeles, California.

  
Alan D. Gomperts

WEINTRAUB ZOLKIN TALERICO & SELTH LLP  
11766 WILSHIRE BLVD., SUITE 730  
LOS ANGELES, CA 90025

# **EXHIBIT 1**

## **Invoices**

**Weintraub Zolkin Talerico and Selth LLP**

11766 Wilshire Blvd STE 730

Los Angeles, CA 90025

(310) 207-1494

September 02, 2025

**Alan Gomperts**

Broadway Avenue Investments LLC

264 S. Oakhurst Drive

Beverly Hills, CA 90212

**Invoice Number: 2198**

Invoice Period: 03-19-2024 - 12-31-2024

**RE: Chapter 11- 5151.02****Time Details**

<b>Date</b>	<b>Professional</b>	<b>Task</b>	<b>Hours</b>	<b>Rate</b>	<b>Amount</b>
<b>B110 - Case Administration</b>					
03-19-2024	Derrick Talerico	B110 - Case Administration Conference with J. Selth regarding possible first day motions including utilities motion	0.10	625.00	62.50
03-19-2024	Derrick Talerico	B110 - Case Administration Conference with M. Araki regarding petition filing	0.10	625.00	62.50
03-19-2024	Derrick Talerico	B110 - Case Administration Conference with Z. Shechtman regarding first days	0.10	625.00	62.50
03-19-2024	Derrick Talerico	B110 - Case Administration Email counsel regarding filings	0.10	625.00	62.50
03-19-2024	Derrick Talerico	B110 - Case Administration Draft Joint Administration Motion	1.60	625.00	1,000.00
03-19-2024	David Zolkin	B110 - Case Administration Call with D. Talerico to discuss joint administration motion	0.10	650.00	65.00
03-19-2024	James Selth	B110 - Case Administration Confer with D. Talerico regarding case filing and first day motions	0.30	585.00	175.50
03-19-2024	Martha Araki	B110 - Case Administration Revise Joint Administration Motion	0.10	250.00	25.00
03-20-2024	Sachie Fritz	B110 - Case Administration Provide Telephonic Notice of First day hearing	0.40	175.00	70.00
03-20-2024	Martha Araki	B110 - Case Administration Prepare workbook of telephonic and service parties for First Day Motion	0.30	250.00	75.00
03-20-2024	Martha Araki	B110 - Case Administration Prepare Motion for Joint Administration and Notice of Hearing on Joint Administration	0.30	250.00	75.00
03-20-2024	Martha Araki	B110 - Case Administration	0.10	250.00	25.00



Date	Professional	Task	Main Document	Page 33 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
		Finalize Motion for Joint Administration and Notice of Hearing on Joint Administration					
03-20-2024	Derrick Talerico	B110 - Case Administration			0.20	625.00	125.00
		Finalize Joint Administration Motion					
03-20-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
		Email with Alan regarding notice					
03-21-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Prepare Exhibits to First Day Declaration of Service					
03-22-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Prepare Broadway Declaration of Service for Joint Administration Motion					
03-28-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
		Email and conference with M. Araki regarding Joint Administration Order					
03-28-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
		Email with Alan regarding insiders					
03-28-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Prepare and finalize Order Granting Joint Administration					
03-29-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
		Conference with Z. Schechtman regarding insiders					
03-31-2024	Martha Araki	B110 - Case Administration			0.80	250.00	200.00
		Revise draft Schedules and SOFA					
04-01-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Review A. Gumperts email regarding Schedules and SOFA revisions					
04-01-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Prepare Attorney Disclosure of Compensation					
04-01-2024	Martha Araki	B110 - Case Administration			0.30	250.00	75.00
		Review new information from A. Gomperts for Schedules and SOFA					
04-01-2024	Martha Araki	B110 - Case Administration			1.20	250.00	300.00
		Review and revise Schedules and SOFA and prepare Rule 1007-4 Corporate Ownership Statement and List of Equity Holders					
04-01-2024	Derrick Talerico	B110 - Case Administration			0.20	625.00	125.00
		Conference with Alan regarding insider transactions					
04-01-2024	Derrick Talerico	B110 - Case Administration			0.20	625.00	125.00
		Conference with M. Araki regarding insider transactions					
04-01-2024	Derrick Talerico	B110 - Case Administration			0.20	625.00	125.00
		Email with Z. Shechtman regarding Archway request for 7-Day package					
					0.30	625.00	187.50

Date	Professional	Task	Main Document	Page 34 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
04-02-2024	Derrick Talerico	B110 - Case Administration	Conference with Alan regarding Schedules				
04-02-2024	Derrick Talerico	B110 - Case Administration	Conference with Z. Shechtman regarding Frandzel request for production		0.30	625.00	187.50
04-02-2024	Martha Araki	B110 - Case Administration	Review and revise Schedules and SOFA to incorporate new information from A. Gomperts		0.40	250.00	100.00
04-02-2024	Martha Araki	B110 - Case Administration	Revise Schedules and SOFA pursuant to A. Gomperts information		0.40	250.00	100.00
04-02-2024	Martha Araki	B110 - Case Administration	Prepare amended MML		0.20	250.00	50.00
04-03-2024	Martha Araki	B110 - Case Administration	Prepare Notice of Joint Administration		0.10	250.00	25.00
04-03-2024	Derrick Talerico	B110 - Case Administration	Conference with M. Araki regarding Schedules extension		0.10	625.00	62.50
04-03-2024	Derrick Talerico	B110 - Case Administration	Review motion for Schedules extension		0.10	625.00	62.50
04-03-2024	Derrick Talerico	B110 - Case Administration	Conference with Alan regarding Schedules		0.20	625.00	125.00
04-04-2024	Derrick Talerico	B110 - Case Administration	Conference with Alan regarding Schedules Order		0.10	625.00	62.50
04-04-2024	Martha Araki	B110 - Case Administration	Review and revise Notice of Joint Administration, Proof of Service and service party list		0.10	250.00	25.00
04-08-2024	Martha Araki	B110 - Case Administration	Telephone from D. Talerico regarding review of information on Schedules and SOFA, revisions to be made		0.20	250.00	50.00
04-08-2024	Sachie Fritz	B110 - Case Administration	Prepare Joint Administration Notice for filing and service and POS regarding same		0.50	175.00	87.50
04-09-2024	Martha Araki	B110 - Case Administration	Telephone from D. Talerico regarding further revisions to Broadway Schedules and SOFA		0.30	250.00	75.00
04-09-2024	Martha Araki	B110 - Case Administration	Further revisions to Broadway Schedules and SOFA		0.60	250.00	150.00
04-09-2024	Martha Araki	B110 - Case Administration	Email correspondence with A. Gomperts and D. Talerico regarding Broadway Schedules and SOFA		0.20	250.00	50.00
04-09-2024	Martha Araki	B110 - Case Administration	Additional revisions to Schedules, SOFA and Amended MML		0.20	250.00	50.00

Date	Professional	Task	Main Document	Page 35 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
04-09-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
	Revise Schedule H per D. Talerico call						
04-09-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
	Finalize Schedules, SOFA and other case commencement pleadings						
04-09-2024	Derrick Talerico	B110 - Case Administration			0.20	625.00	125.00
	Conference with Z. Shechtman regarding building access for lender						
04-09-2024	Derrick Talerico	B110 - Case Administration			0.50	625.00	312.50
	Conference with Alan and M. Araki regarding edits to Schedules and SOFA						
04-09-2024	Derrick Talerico	B110 - Case Administration			0.80	625.00	500.00
	Revise and edit Schedules and SOFA						
04-10-2024	Sachie Fritz	B110 - Case Administration			0.30	175.00	52.50
	Prepare Amended MML for filing and service and POS regarding same						
04-24-2024	Derrick Talerico	B110 - Case Administration			0.40	625.00	250.00
	Draft status report						
04-25-2024	Derrick Talerico	B110 - Case Administration			0.20	625.00	125.00
	Conference with Alan regarding status report						
04-25-2024	Derrick Talerico	B110 - Case Administration			0.50	625.00	312.50
	Draft status report, declarations, and budget						
04-25-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
	Conference with M. Araki regarding status report edits and filing						
05-09-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
	Telephone from D. Talerico regarding Archway request for UST 7 Day packages for Broadway, SLA and Negev, status of Broadway insurance						
05-09-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
	Conference with Alan regarding status conference						
05-09-2024	Derrick Talerico	B110 - Case Administration			0.30	625.00	187.50
	Emails with Frandezel regarding 7-day package request and cash collateral						
05-13-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
	Review UST 7 Day Package regarding redactions for Archway request						
09-17-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
	Email with Alan and C. Berman regarding State Court Status Conference						
09-25-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
	Review MORs and conference with M. Araki regarding filing same						
10-02-2024	Derrick Talerico	B110 - Case Administration			0.30	625.00	187.50
	Review monthly fee statement with M. Araki						

Date	Professional	Task	Main Document	Page 36 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
10-09-2024	Sachie Fritz	B110 - Case Administration			0.40	175.00	70.00
		Prepare Professional Fee Statement Notice for filing and service and POS					
10-14-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Telephone with D. Talerico regarding Objection to Archway Relief from Stay Motion, First Amended Plan and Disclosure Statement					
10-24-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Prepare email to First Legal regarding chambers delivery of Motion for DIP Loan and Motion for Post-Petition Lease, and supporting documents					
10-28-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Research current MML for cases for service					
10-28-2024	Martha Araki	B110 - Case Administration			0.30	250.00	75.00
		Prepare service list for Motions and Notices of Hearing					
10-28-2024	Martha Araki	B110 - Case Administration			0.30	250.00	75.00
		Emails and telephone with S. Fritz regarding service of Notice of Motion for DIP Loan and Post-Petition Leases					
10-28-2024	Sachie Fritz	B110 - Case Administration			3.80	175.00	665.00
		Prepare Motion to Approve Lease, Hearing and Declarations Notice for filing and service and POS					
10-28-2024	Sachie Fritz	B110 - Case Administration			1.80	175.00	315.00
		Prepare Motion for Post-petition Financing and Hearing Notice for filing and service and POS					
10-29-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Revise Amended Gill Declaration per clerk request					
10-29-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Finalize Amended Gill Declaration per clerk request					
11-17-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Review D. Talerico email regarding Court denied DIP and Lease Motions pursuant to Replies filed, Orders to be prepared					
11-20-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Telephone from D. Talerico regarding possible filing of financials under seal					
11-21-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Email communication with D. Talerico regarding draft Orders for DIP Loan and Lease					
11-21-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Telephone from D. Talerico regarding new DIP and Lease Motions					
11-21-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Telephone from D. Talerico regarding Marcus Declaration approved					
11-22-2024	Sachie Fritz	B110 - Case Administration			3.10	175.00	542.50
		Prepare Notice Motion to Approve Lease, Declarations and Hearing Notice for filing and service and POS					

Date	Professional	Task	Main Document	Page 37 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
11-22-2024	Sachie Fritz	B110 - Case Administration			3.10	175.00	542.50
		Prepare Notice Post-petition Financing, Declarations and Hearing Notice for filing and service and POS					
11-22-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Prepare email to S. Fritz regarding service of DIP Financing and Lease Motions					
11-26-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Prepare emails to A. Gomperts regarding Archway renewed Relief from Stay, DIP Financing, Lease Motions					
					31.00		9,848.00
<u>B111 - US Trustee Requirements</u>							
03-19-2024	Derrick Talerico	B111 - US Trustee Requirements			0.30	625.00	187.50
		Emails with UST office regarding case overview					
03-19-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
		Conference with Alan regarding DIP accounts					
03-22-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
		Conference with Alan regarding DIP accounts					
03-25-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
		Prepare email to A. Gomperts regarding draft USTLA3, USTLA4, USTLA5.2 and USTLA8 for Broadway					
03-25-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Brief review of five emails from A. Gomperts regarding information and documents for UST 7-Day package					
03-25-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
		Conference with D. Zolkin Z. Shechtman regarding case dates for UST					
03-25-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
		Conference with M. Araki regarding 7-day package					
03-25-2024	Sachie Fritz	B111 - US Trustee Requirements			1.40	175.00	245.00
		Review and revise Tax statements for 7 Day package, 2021, 2022-CA, 2022-US					
03-26-2024	Martha Araki	B111 - US Trustee Requirements			0.60	250.00	150.00
		Analysis of documents from A. Gomperts and A. Gomperts correspondence regarding information for UST 7-Day package					
03-26-2024	Martha Araki	B111 - US Trustee Requirements			0.70	250.00	175.00
		Prepare UST 7-Day Package and exhibits					
03-27-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
		Review and revise Broadway 7-Day Package and exhibits					
03-28-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
		Conference with M. Araki regarding UST package					
03-28-2024	Derrick Talerico	B111 - US Trustee Requirements			0.70	625.00	437.50
		Review UST package					
					0.40	250.00	100.00

Date	Professional	Task	Main Document	Page 38 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
03-28-2024	Martha Araki	B111 - US Trustee Requirements	Revise Broadway USTLA3 and USTLA4 to incorporate new information from D. Talerico and A. Gomperts and revise exhibits				
03-28-2024	Martha Araki	B111 - US Trustee Requirements	Communications with D. Talerico regarding further revisions to 7 Day Package		0.20	250.00	50.00
03-28-2024	Martha Araki	B111 - US Trustee Requirements	Finalize USTLA4, USTLA4 Supplement 1 and exhibits		0.10	250.00	25.00
03-29-2024	Martha Araki	B111 - US Trustee Requirements	Review emails from A. Gomperts regarding additional information for USTLA3		0.10	250.00	25.00
03-29-2024	Martha Araki	B111 - US Trustee Requirements	Revise USTLA3 regarding final prepetition bank accounts, insider information, DIP account information		0.30	250.00	75.00
03-31-2024	Martha Araki	B111 - US Trustee Requirements	Review A. Gomperts email regarding DIP account opening documents, revise USTLA3 for DIP opening documents and account balances and submit to UST Portal		0.20	250.00	50.00
04-02-2024	Derrick Talerico	B111 - US Trustee Requirements	Conference with Alan regarding UST submission		0.10	625.00	62.50
04-08-2024	Martha Araki	B111 - US Trustee Requirements	Prepare documents and information for IDI Meeting		0.10	250.00	25.00
04-09-2024	Martha Araki	B111 - US Trustee Requirements	Review new information from client and comments from D. Talerico call and revise Schedules and SOFA		0.90	250.00	225.00
04-09-2024	Derrick Talerico	B111 - US Trustee Requirements	Prepare for and attend IDI		0.50	625.00	312.50
04-17-2024	Martha Araki	B111 - US Trustee Requirements	Review A. Gomperts email regarding draft MOR and attachments		0.20	250.00	50.00
04-19-2024	Martha Araki	B111 - US Trustee Requirements	Review information for MOR from A.Gomperts		0.20	250.00	50.00
04-19-2024	Martha Araki	B111 - US Trustee Requirements	Prepare MOR-11 for March		0.30	250.00	75.00
04-22-2024	Martha Araki	B111 - US Trustee Requirements	Prepare MOR-11 attachments for March		0.20	250.00	50.00
04-22-2024	Martha Araki	B111 - US Trustee Requirements	Revise Broadway MOR, attachments and POS		0.30	250.00	75.00
04-22-2024	Martha Araki	B111 - US Trustee Requirements	Revise MOR-11 and attachments per D. Talerico telephone call		0.20	250.00	50.00
04-22-2024	Derrick Talerico	B111 - US Trustee Requirements	Review draft MOR		0.40	625.00	250.00

Date	Professional	Task	Main Document	Page 39 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
04-30-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
		Review prior UST 7-Day Package regarding documents needed for USTLA4 Supplement 2 and A. Gomperts emails regarding documents received to date					
04-30-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Request certified copy of Petition from Court					
04-30-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare certified copy of Petition for recording in LA County Recorder's Office					
04-30-2024	Martha Araki	B111 - US Trustee Requirements			0.40	250.00	100.00
		Prepare USTLA Supp 2 and exhibits					
04-30-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding Broadway Evanston Insurance updated Declaration page					
05-01-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding status of Broadway insurance					
05-01-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review D. Talerico email regarding status of Broadway insurance					
05-02-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Telephone from D. Anderson/First Legal regarding Broadway recording issue and resolution					
05-02-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review recorded Ch 11 petition from First Legal					
05-02-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Revise USTLA4 Supp 2 and Exhibits					
05-02-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding USTLA4 Supp 2 and Exhibits					
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise USTLA4 Supp 2 per D. Talerico					
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare email to UST and K. Morrison regarding USTLA4 Supp 2					
05-03-2024	David Zolkin	B111 - US Trustee Requirements			0.20	650.00	130.00
		Meet with D. Talerico to discuss UST demand that Debtor obtain replacement property insurance coverage by early next week					
05-03-2024	David Zolkin	B111 - US Trustee Requirements			0.50	650.00	325.00
		Contact multiple insurance agents and brokers regarding obtaining replacement property insurance coverage					
05-03-2024	David Zolkin	B111 - US Trustee Requirements			0.30	650.00	195.00
		Call with V. Stone regarding difficulties in obtaining property insurance for Debtor					
05-03-2024	David Zolkin	B111 - US Trustee Requirements			0.40	650.00	260.00

Date	Professional	Task	Main Document	Page 40 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
		Meet with A. Gomperts to discuss obtaining replacement property insurance for Debtor					
05-03-2024	David Zolkin	B111 - US Trustee Requirements			0.30	650.00	195.00
		Call with R. Hissen regarding applying for replacement property insurance coverage					
05-03-2024	David Zolkin	B111 - US Trustee Requirements			0.30	650.00	195.00
		Correspond with R. Hissen regarding replacement property insurance coverage					
05-03-2024	David Zolkin	B111 - US Trustee Requirements			0.20	650.00	130.00
		Correspond with A. Gomperts regarding providing information needed by R. Hissen to obtain replacement property insurance coverage					
05-03-2024	Derrick Talerico	B111 - US Trustee Requirements			0.30	625.00	187.50
		Conferences with D. Zolkin and A. Gomperts regarding property insurance					
05-06-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
		Conference with Alan regarding insurance					
05-07-2024	David Zolkin	B111 - US Trustee Requirements			0.20	650.00	130.00
		Call with R. Hissen (insurance broker) regarding timing of quote for property insurance					
05-07-2024	David Zolkin	B111 - US Trustee Requirements			0.10	650.00	65.00
		Correspond with A. Gompert regarding timing of quote for property insurance					
05-07-2024	Derrick Talerico	B111 - US Trustee Requirements			0.30	625.00	187.50
		Email and conferences with K. Morrison regarding insurance					
05-07-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
		Emails with Alan and D. Zolkin regarding binding insurance					
05-07-2024	Derrick Talerico	B111 - US Trustee Requirements			0.20	625.00	125.00
		Conference with D. Zolkin regarding binding insurance					
05-07-2024	Derrick Talerico	B111 - US Trustee Requirements			0.20	625.00	125.00
		Conference with Alan and D. Zolkin regarding binding insurance					
05-08-2024	Derrick Talerico	B111 - US Trustee Requirements			0.20	625.00	125.00
		Conference with Alan regarding responding to UST questions					
05-08-2024	Derrick Talerico	B111 - US Trustee Requirements			0.20	625.00	125.00
		Conference with Alan regarding insurance					
05-08-2024	David Zolkin	B111 - US Trustee Requirements			0.10	650.00	65.00
		Correspond with R. Hissen regarding timing of quote for property insurance					
05-08-2024	David Zolkin	B111 - US Trustee Requirements			0.10	650.00	65.00
		Correspond with A. Gompert with latest updated regarding timing of quote for property insurance					
05-08-2024	James Selth	B111 - US Trustee Requirements			0.20	585.00	117.00
		Confer with D. Talerico regarding creditor request for 7-day package documents					
					0.30	250.00	75.00



Date	Professional	Task	Main Document	Page 41 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
05-08-2024	Martha Araki	B111 - US Trustee Requirements Review A. Gomperts email and documents for MOR					
05-09-2024	Derrick Talerico	B111 - US Trustee Requirements Conference with K. Morrison regarding insurance status			0.10	625.00	62.50
05-10-2024	Derrick Talerico	B111 - US Trustee Requirements Conference and email with Alan regarding bound insurance policy; Email UST and Frandzel with insurance policy binder			0.30	625.00	187.50
05-13-2024	Martha Araki	B111 - US Trustee Requirements Communications with D. Talerico regarding status of new insurance policy			0.10	250.00	25.00
05-13-2024	Martha Araki	B111 - US Trustee Requirements Prepare email to A. Gomperts regarding new policy declaration page and adding UST as additional notice party			0.10	250.00	25.00
05-16-2024	Derrick Talerico	B111 - US Trustee Requirements Conference with M. Araki regarding 7-day files			0.10	625.00	62.50
05-16-2024	Martha Araki	B111 - US Trustee Requirements Review A. Gomperts email regarding new Declaration page for new insurance policy with UST address			0.10	250.00	25.00
05-17-2024	Martha Araki	B111 - US Trustee Requirements Review new declaration page for new property insurance			0.10	250.00	25.00
05-17-2024	Martha Araki	B111 - US Trustee Requirements Prepare USTLA4 Supp 3 and exhibits			0.20	250.00	50.00
05-17-2024	Martha Araki	B111 - US Trustee Requirements Email correspondence with A. Gomperts regarding USTLA4 Supp 3			0.10	250.00	25.00
05-17-2024	Martha Araki	B111 - US Trustee Requirements Finalize USTLA4 Supp 3			0.10	250.00	25.00
05-17-2024	Martha Araki	B111 - US Trustee Requirements Review MOR information from A. Gomperts			0.20	250.00	50.00
05-21-2024	Martha Araki	B111 - US Trustee Requirements Review and revise April MOR-11 Attachments			0.20	250.00	50.00
05-21-2024	Martha Araki	B111 - US Trustee Requirements Prepare April MOR-11			0.20	250.00	50.00
05-21-2024	Martha Araki	B111 - US Trustee Requirements Email correspondence with A. Gomperts regarding April MOR-11 and Attachments, revisions			0.10	250.00	25.00
05-21-2024	Martha Araki	B111 - US Trustee Requirements Revise April MOR-11 per A. Gomperts			0.10	250.00	25.00
05-21-2024	Martha Araki	B111 - US Trustee Requirements Revise MOR-11 per A. Gomperts			0.10	250.00	25.00

Date	Professional	Task	Main Document	Page 42 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize April MOR-11 and Attachments					
06-19-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding financials and bank statements for MOR					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review MOR documents from A. Gomperts					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare May MOR attachments					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare May MOR-11					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding May MOR, revisions					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Revise May MOR-11 and attachments per A. Gomperts					
06-21-2024	Derrick Talerico	B111 - US Trustee Requirements			0.20	625.00	125.00
		Review MOR and conference with M. Araki regarding MOR					
06-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Telephone with D. Talerico regarding MOR review, payments and footnote for attachment					
06-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise MOR attachments per call with D. Talerico					
06-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize May MOR and attachments					
07-07-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding information for June MOR					
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email and documents for MOR-June					
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare attachments for MOR-June					
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare June MOR-11					
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding insurance schedule					
07-22-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
		Review MOR					

Date	Professional	Task	Main Document	Page 43 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
07-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare MOR-11 following resolution of Cloudstrike Microsoft issue					
07-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts and D. Talerico regarding MOR and attachments					
07-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise MOR and attachments per A. Gomperts information					
07-23-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Revise and finalize MOR and attachments					
08-15-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding July MOR information					
08-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review documents from A. Gomperts for MOR					
08-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare July MOR attachments					
08-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare MOR-11 for July					
08-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Final revisions to July MOR, attachments and Proof of Service					
08-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize July MOR					
09-10-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding information for MOR					
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review documents from A. Gomperts for MOR					
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise MOR attachment documents					
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare MOR-11 for August					
09-26-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise and finalize MOR-11 and attachments					
09-27-2024	Martha Araki	B111 - US Trustee Requirements			0.80	250.00	200.00
		Review and revise invoices for Professional Fee Statement					
09-30-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review and revise invoices for Professional Fee Statements					

Date	Professional	Task	Main Document	Page 44 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
10-01-2024	Martha Araki	B111 - US Trustee Requirements Prepare Professional Fee Statements - March, April			0.20	250.00	50.00
10-02-2024	Martha Araki	B111 - US Trustee Requirements Telephone calls with D. Talerico regarding review/revision of invoices for Professional Fee Statements			0.20	250.00	50.00
10-07-2024	Martha Araki	B111 - US Trustee Requirements Review S. Fritz email regarding final invoices for Professional Fee Statement			0.10	250.00	25.00
10-08-2024	Martha Araki	B111 - US Trustee Requirements Revise March Professional Fee Statements			0.20	250.00	50.00
10-13-2024	Martha Araki	B111 - US Trustee Requirements Review A. Gomperts email regarding Sept info for MOR			0.10	250.00	25.00
10-21-2024	Martha Araki	B111 - US Trustee Requirements Review MOR information-September			0.10	250.00	25.00
10-21-2024	Martha Araki	B111 - US Trustee Requirements Prepare MOR-September attachments			0.20	250.00	50.00
10-21-2024	Martha Araki	B111 - US Trustee Requirements Prepare MOR-11 for September			0.10	250.00	25.00
10-21-2024	Martha Araki	B111 - US Trustee Requirements Finalize MOR-11 and attachments			0.10	250.00	25.00
11-08-2024	Martha Araki	B111 - US Trustee Requirements Review A. Gomperts email regarding financial information for MOR			0.10	250.00	25.00
11-22-2024	Martha Araki	B111 - US Trustee Requirements Review October MOR documents from A. Gomperts			0.10	250.00	25.00
11-22-2024	Martha Araki	B111 - US Trustee Requirements Prepare MOR attachments for October MOR			0.20	250.00	50.00
11-22-2024	Martha Araki	B111 - US Trustee Requirements Prepare MOR-11 for October			0.10	250.00	25.00
11-25-2024	Martha Araki	B111 - US Trustee Requirements Revise MOR-11 and attachments for October			0.10	250.00	25.00
11-25-2024	Martha Araki	B111 - US Trustee Requirements Finalize MOR-11 and attachments for October			0.10	250.00	25.00
12-19-2024	Martha Araki	B111 - US Trustee Requirements Review A. Gomperts email regarding MOR information			0.10	250.00	25.00
12-19-2024	Martha Araki	B111 - US Trustee Requirements Revise MOR attachments			0.10	250.00	25.00

Date	Professional	Task	Main Document	Page 45 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
12-19-2024	Martha Araki	B111 - US Trustee Requirements Prepare MOR-11 for November			0.10	250.00	25.00
12-20-2024	Martha Araki	B111 - US Trustee Requirements Review and revise November MOR and attachments			0.10	250.00	25.00
12-20-2024	Martha Araki	B111 - US Trustee Requirements Finalize November MOR-11 and attachments			0.10	250.00	25.00
					<u>26.00</u>		<u>9,379.50</u>
<u>B125 - Valuation</u>							
04-09-2024	Derrick Talerico	B125 - Valuation Conference with Z. Shechtman and FTI regarding appraisals			0.30	625.00	187.50
					<u>0.30</u>		<u>187.50</u>
<u>B130 - Asset Disposition</u>							
07-02-2024	Derrick Talerico	B130 - Asset Disposition Conference with M. Lesuick regarding potential purchaser for property			0.30	625.00	187.50
07-02-2024	Derrick Talerico	B130 - Asset Disposition Conference with A. Gomperts regarding potential purchaser for property			0.30	625.00	187.50
07-15-2024	Derrick Talerico	B130 - Asset Disposition Conference with Alan, D. Schwartcz and Stan regarding grant process			0.90	625.00	562.50
07-15-2024	Derrick Talerico	B130 - Asset Disposition Conference with Zev regarding Broadway lease and plan			0.50	625.00	312.50
07-16-2024	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding Archway meeting			0.50	625.00	312.50
07-17-2024	Derrick Talerico	B130 - Asset Disposition Review grant application			0.20	625.00	125.00
07-17-2024	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding grant application			0.10	625.00	62.50
07-17-2024	Derrick Talerico	B130 - Asset Disposition Conference with lease and grant team			0.80	625.00	500.00
07-17-2024	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding Archway meeting			0.30	625.00	187.50
07-17-2024	Derrick Talerico	B130 - Asset Disposition Email with G. Warrington regarding meeting			0.10	625.00	62.50
07-17-2024	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding meeting			0.30	625.00	187.50
07-18-2024	Derrick Talerico	B130 - Asset Disposition			0.30	625.00	187.50

Date	Professional	Task	Main Document	Page 46 of 172	Hours	Rate	Amount
<u>B130 - Asset Disposition</u>							
		Conference with B. Parks regarding development process					
07-18-2024	Derrick Talerico	B130 - Asset Disposition			0.10	625.00	62.50
		Conference with Alan regarding development process					
07-23-2024	Derrick Talerico	B130 - Asset Disposition			0.10	625.00	62.50
		Email with G. Warrington regarding project deliverables					
07-23-2024	Derrick Talerico	B130 - Asset Disposition			0.40	625.00	250.00
		Conference with Alan regarding city grant process					
07-23-2024	Derrick Talerico	B130 - Asset Disposition			0.20	625.00	125.00
		Conference with D. Zolkin regarding grant process					
07-23-2024	David Zolkin	B130 - Asset Disposition			0.20	650.00	130.00
		Discuss with D. Talerico the city grant process					
07-24-2024	Derrick Talerico	B130 - Asset Disposition			0.50	625.00	312.50
		Conference with Stan Sanders regarding lease and grant transaction; Conference with Alan regarding grant transaction					
07-30-2024	Derrick Talerico	B130 - Asset Disposition			0.20	625.00	125.00
		Conference with Alan regarding meeting with Stan and David regarding city application					
07-31-2024	Derrick Talerico	B130 - Asset Disposition			0.40	625.00	250.00
		Research for state grant application					
07-31-2024	Derrick Talerico	B130 - Asset Disposition			0.20	625.00	125.00
		Conference with Alan regarding state grant application					
07-31-2024	Derrick Talerico	B130 - Asset Disposition			0.30	625.00	187.50
		Call with D. Schwartcz regarding state grant application					
07-31-2024	Derrick Talerico	B130 - Asset Disposition			0.20	625.00	125.00
		Conference with S. Sanders regarding state grant application					
07-31-2024	Derrick Talerico	B130 - Asset Disposition			0.10	625.00	62.50
		Email D. Schwartcz and S. Sanders regarding call regarding state grant application					
09-08-2024	Derrick Talerico	B130 - Asset Disposition			0.30	625.00	187.50
		Conferences and email with A. Gomperts regarding lien subordination					
10-08-2024	Derrick Talerico	B130 - Asset Disposition			0.40	625.00	250.00
		Conferences with Alan regarding offer to purchase note on building					
10-08-2024	Derrick Talerico	B130 - Asset Disposition			0.10	625.00	62.50
		Email Alan regarding note purchase offer					
					8.30		5,192.50
<u>B140 - Relief from Stay / Adequate Protection Proceedings</u>							
10-08-2024	David Zolkin	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	650.00	130.00

Date	Professional	Task	Main Document	Page 47 of 172	Hours	Rate	Amount
<u>B140 - Relief from Stay / Adequate Protection Proceedings</u>							
		Meet with D. Talerico to discuss issues relating to Archway's Relief from Stay Motion and opposition thereto					
10-08-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	625.00	125.00
		Review Archway Relief from Stay					
10-08-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.30	625.00	187.50
		Conference with Alan regarding Relief from Stay Motion					
10-08-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	625.00	125.00
		Conference with D. Zolkin regarding Relief from Stay Motion					
10-08-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	625.00	62.50
		Email G. Warrington regarding Relief from Stay					
10-09-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	625.00	62.50
		Email Relief from Stay to Alan					
10-09-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.30	625.00	187.50
		Conference with G. Warrington regarding settlement possibilities					
10-09-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.40	625.00	250.00
		Conferences with Alan regarding Relief from Stay					
10-10-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.50	625.00	312.50
		Conference with Zev and Ryan regarding Relief from Stay response					
10-15-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	250.00	50.00
		Email and telephone from D. Talerico regarding Opposition to Archway Relief from Stay Motion					
10-15-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.40	250.00	100.00
		Revise draft Opposition to Archway Relief from Stay Motion					
10-15-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	250.00	50.00
		Email correspondence with A. Gomperts and D. Halevy regarding Declarations in support of Opposition to Archway Relief from Stay Motion					
10-15-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.60	250.00	150.00
		Review and revise Opposition to Archway Relief from Stay, prepare exhibits					
10-15-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	250.00	25.00
		Finalize Opposition to Archway Relief from Stay					

Date	Professional	Task	Main Document	Page 48 of 172	Hours	Rate	Amount
<u>B140 - Relief from Stay / Adequate Protection Proceedings</u>							
10-15-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Draft opposition to Archway Relief from Stay and declarations in support			4.60	625.00	2,875.00
10-15-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Email and conference with Alan regarding opposition to relief from stay			0.20	625.00	125.00
10-15-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conferences with M. Araki regarding finalizing and filing opposition			0.20	625.00	125.00
10-22-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Review Archway reply to Relief from Stay			0.60	625.00	375.00
10-22-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conferences with Alan regarding reply to Relief from Stay			0.40	625.00	250.00
10-22-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conference with D. Zolkin regarding arguments on Relief from Stay			0.60	625.00	375.00
10-22-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conference with Alan, Zev, and R. Coy regarding Archway Adversary Complaint and response			0.50	625.00	312.50
10-22-2024	David Zolkin	B140 - Relief from Stay / Adequate Protection Proceedings Meet with D. Talerico to discuss arguments and counter-arguments in connection with Archway's Motion for Relief From Stay			0.60	650.00	390.00
10-28-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings Telephone with D. Talerico and email with Judge Zurzolo's chambers regarding appearance			0.10	250.00	25.00
10-28-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Prepare for Relief from Stay hearing			2.20	625.00	1,375.00
10-28-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conference with Alan regarding Relief from Stay hearing			0.20	625.00	125.00
10-29-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Prepare for and attend Relief from Stay hearing			2.00	625.00	1,250.00
10-29-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conference with D. Zolkin regarding hearing on Relief from Stay			0.20	625.00	125.00



Date	Professional	Task	Main Document	Page 49 of 172	Hours	Rate	Amount
<u>B140 - Relief from Stay / Adequate Protection Proceedings</u>							
10-29-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	625.00	62.50
		Conference with M. Araki regarding hearing on Relief from Stay and order					
10-29-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	250.00	50.00
		Telephone from D. Talerico regarding hearing results from Relief from Stay Hearing, next steps to be addressed					
10-30-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	250.00	25.00
		Telephone from D. Talerico regarding Order Denying Archway Motion for Relief from Stay					
10-30-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	250.00	50.00
		Prepare Order Denying Archway Relief from Stay Motion					
10-30-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	250.00	25.00
		Prepare Notice of Lodgment of Order Denying Archway Relief from Stay Motion					
10-30-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	250.00	25.00
		Finalize Notice of Lodgment and Order Denying Archway Relief from Stay Motion					
10-30-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	250.00	25.00
		Telephone from D. Talerico regarding revision to Order Denying Archway Relief from Stay Motion					
10-30-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	250.00	50.00
		Prepare Withdrawal of Notice of Lodgment of Order Denying Archway Relief from Stay Motion					
10-30-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	250.00	25.00
		Prepare Notice of Lodgment of new Order Denying Archway Relief from Stay Motion					
10-30-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	250.00	25.00
		Review D. Talerico email regarding new Order Denying Archway Relief from Stay Motion					
10-30-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	250.00	25.00
		Finalize Withdrawal of Notice of Lodgment, new Notice of Lodgment and new Order Denying Archway Relief from Stay					
11-17-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	625.00	62.50
		Review tentative rulings for November 19th hearings and email with M. Araki regarding proposed orders on same					
11-19-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.80	625.00	500.00
		Review renewed Motions for Relief from Stay					

Date	Professional	Task	Main Document	Page 50 of 172	Hours	Rate	Amount
<u>B140 - Relief from Stay / Adequate Protection Proceedings</u>							
11-19-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conference with Alan regarding renewed Motions for Relief from Stay			0.20	625.00	125.00
11-19-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conference with M. Araki regarding renewed Relief from Stay Motions			0.10	625.00	62.50
11-19-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conference with D. Zolkin regarding grounds for renewed relief from stay and response			0.10	625.00	62.50
11-19-2024	David Zolkin	B140 - Relief from Stay / Adequate Protection Proceedings Discuss grounds for renewed relief from stay motion by Archway and response thereto			0.20	650.00	130.00
11-26-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings Telephone from D. Talerico regarding Opposition to Archway Renewed Motion for Relief from Stay			0.10	250.00	25.00
11-26-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings Draft Evidentiary Objection for D. Talerico			0.50	250.00	125.00
11-26-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings Email and call with D. Talerico regarding Opposition to Renewed RFS, Evidentiary Objection status			0.20	250.00	50.00
11-26-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings Revise Opposition to Renewed RFS			0.30	250.00	75.00
11-26-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings Finalize Opposition to Renewed RFS			0.10	250.00	25.00
11-26-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings Telephone from D. Talerico regarding Evidentiary Objection and D. Talerico Declaration			0.10	250.00	25.00
11-26-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings Draft D. Talerico Declaration for Opposition to Renewed RFS			0.30	250.00	75.00
11-26-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings Finalize D. Talerico Declaration for Opposition to Renewed RFS			0.10	250.00	25.00
12-10-2024	David Zolkin	B140 - Relief from Stay / Adequate Protection Proceedings Discuss Relief From Stay with D. Talerico and J. Selth			0.20	650.00	130.00
12-10-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection			3.00	625.00	1,875.00

Date	Professional	Task	Main Document	Page 51 of 172	Hours	Rate	Amount
<u>B140 - Relief from Stay / Adequate Protection Proceedings</u>							
		Proceedings					
		Prepare for and attend RFS hearing					
12-10-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	625.00	125.00
		Conference with D. Zolkin and J. Selth regarding RFS					
12-10-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.30	625.00	187.50
		Conference with Alan and Danny regarding RFS					
12-10-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.30	625.00	187.50
		Conference with Alan and Danny regarding lease approval					
12-10-2024	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.30	625.00	187.50
		Conference with Zev regarding RFS hearing					
12-16-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.10	250.00	25.00
		Review A. Gomperts email regarding status of Relief from Stay Order submitted by Archway					
12-17-2024	Martha Araki	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	250.00	50.00
		Further emails with A. Gomperts regarding Archway lodged Order on Relief from Stay and amended lodged Order					
					25.40		14,067.50
<u>B150 - Meetings of and Communications with Creditors</u>							
05-03-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			1.10	625.00	687.50
		Prepare for 341(a) meeting with A. Gompertz and attend 341(a) meeting					
05-14-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.20	625.00	125.00
		Conference with Z. Shechtman regarding 341(a) meeting					
05-16-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.20	625.00	125.00
		Email 7-day package to Frandzel					
07-09-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.30	625.00	187.50
		Conference with Alan regarding meeting with Archway					
07-09-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.10	625.00	62.50
		Emails with G. Warrington regarding Archway meeting					
07-11-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.10	625.00	62.50
		Email with Gerrick regarding meeting					
07-11-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.10	625.00	62.50
		Conference with Alan regarding meeting attendance					
07-17-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.40	625.00	250.00
		Conference with G. Warrington regarding Plan, lease and meeting					

Date	Professional	Task	Main Document	Page 52 of 172	Hours	Rate	Amount
<u>B150 - Meetings of and Communications with Creditors</u>							
07-18-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			3.70	625.00	2,312.50
		Prepare for and attend meeting with Archway and Frandzel					
07-18-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.10	625.00	62.50
		Conference with Alan regarding meeting					
07-18-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.10	625.00	62.50
		Conference with D. Zolkin regarding Archway meeting					
10-30-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.30	625.00	187.50
		Draft letter to Aire Spa regarding bankruptcy and email regarding same					
					6.70		4,187.50
<u>B160 - Fee/Employment Application</u>							
03-25-2024	Derrick Talerico	B160 - Fee/Employment Application			0.10	625.00	62.50
		Conference with D. Zolkin regarding employment application					
04-03-2024	David Zolkin	B160 - Fee/Employment Application			0.60	650.00	390.00
		Prepare Employment Application					
04-03-2024	David Zolkin	B160 - Fee/Employment Application			0.20	650.00	130.00
		Prepare Talerico Declaration in Support of Employment Application					
04-19-2024	Derrick Talerico	B160 - Fee/Employment Application			2.40	625.00	1,500.00
		Revise and edit employment application					
04-19-2024	Derrick Talerico	B160 - Fee/Employment Application			0.10	625.00	62.50
		Conferences with Alan regarding employment application					
04-19-2024	Derrick Talerico	B160 - Fee/Employment Application			0.20	625.00	125.00
		Conferences with M. Araki regarding employment application					
					3.60		2,270.00
<u>B161 - Employment/Compensation of Others</u>							
06-21-2024	Derrick Talerico	B161 - Employment/Compensation of Others			0.20	625.00	125.00
		Conference with D. Zolkin and J. Selth regarding funding ordinary course professionals					
06-21-2024	Derrick Talerico	B161 - Employment/Compensation of Others			0.30	625.00	187.50
		Conferences with D. Zolkin regarding ordinary course professionals motion					
06-21-2024	Derrick Talerico	B161 - Employment/Compensation of Others			0.10	625.00	62.50
		Conference with Alan regarding real estate attorney					
06-21-2024	Derrick Talerico	B161 - Employment/Compensation of Others			0.10	625.00	62.50
		Conference with Alan regarding ordinary course professionals motion					
06-21-2024	David Zolkin	B161 - Employment/Compensation of Others			0.30	650.00	195.00
		Discuss with D. Talerico need for an ordinary course professional motion					
06-21-2024	David Zolkin	B161 - Employment/Compensation of Others			0.20	650.00	130.00

Date	Professional	Task	Main Document	Page 53 of 172	Hours	Rate	Amount
<u>B161 - Employment/Compensation of Others</u>							
		Discuss with D. Talerico and J. Selth issues regarding funding of ordinary course professionals					
06-21-2024	James Selth	B161 - Employment/Compensation of Others			0.20	585.00	117.00
		Conference call with D. Talerico and D. Zolkin regarding employment and compensation of real estate attorney					
06-28-2024	David Zolkin	B161 - Employment/Compensation of Others			0.50	650.00	325.00
		Prepare motion for employment of ordinary course professionals					
07-01-2024	David Zolkin	B161 - Employment/Compensation of Others			0.20	650.00	130.00
		Review and revise motion for employment of ordinary course professionals					
07-02-2024	David Zolkin	B161 - Employment/Compensation of Others			0.10	650.00	65.00
		Prepare form declaration of disinterestedness for ordinary course professionals					
07-02-2024	David Zolkin	B161 - Employment/Compensation of Others			0.10	650.00	65.00
		Correspond with D. Talerico regarding ordinary course professionals motion					
					2.30		1,464.50
<u>B185 - Leases and Executory Contracts</u>							
04-26-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50
		Conference with Alan regarding potential tenants					
06-10-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50
		Conference with Alan regarding proposed building lease.					
06-20-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	625.00	250.00
		Conference with Alan and D. Levine regarding lease review					
06-21-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50
		Conference with D. Zolkin and D. Levine regarding potential representation for lease issues					
06-21-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	625.00	125.00
		Conference with D. Levine regarding retention for lease review					
06-21-2024	David Zolkin	B185 - Leases and Executory Contracts			0.30	650.00	195.00
		Conference call with D. Talerico and D. Levine regarding lease issues					
07-09-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.70	625.00	437.50
		Conference with Alan, Danny, and D. Schwarcz regarding lease transaction					
07-09-2024	Derrick Talerico	B185 - Leases and Executory Contracts			1.00	625.00	625.00
		Conference with Alan, Danny, D. Schwarcz, and counsel regarding lease transaction					
07-29-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	625.00	250.00
		Conference with D. Feldman regarding lease transaction					
07-29-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	625.00	125.00
		Conference with Alan regarding lease transaction					
07-31-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	625.00	125.00
		Conference with A. Gomperts regarding status of lease deal					

Date	Professional	Task	Main Document	Page 54 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
08-19-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with Alan regarding lease deal and information for Archway			0.30	625.00	187.50
09-06-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with Alan regarding deal terms; lease, DIP plan			0.60	625.00	375.00
09-27-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with Alan regarding building lease			0.30	625.00	187.50
10-22-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with Alan regarding potential revisions to Broadway lease			0.10	625.00	62.50
10-23-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conferences with Alan regarding declarations for lease motion			0.30	625.00	187.50
10-23-2024	Derrick Talerico	B185 - Leases and Executory Contracts Draft motion, application for shortened time, and declarations for lease approval			2.30	625.00	1,437.50
10-23-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with S. Bombola regarding declaration for lease			0.10	625.00	62.50
10-23-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with S. Gold regarding declaration for lease			0.10	625.00	62.50
10-23-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with A. Stock regarding declaration for lease			0.10	625.00	62.50
10-24-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with M. Araki regarding filing Lease Motion			0.20	625.00	125.00
10-24-2024	Derrick Talerico	B185 - Leases and Executory Contracts Draft motion to approve lease			2.20	625.00	1,375.00
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts Telephone from D. Talerico regarding Motion to Enter into Post-Petition Lease and Application for Hearing on Shortened Notice			0.10	250.00	25.00
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts Telephone from D. Talerico regarding Post-Petition Lease Motion, accompanying Declarations and exhibits			0.10	250.00	25.00
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts Prepare Application for Hearing on Shortened Notice			0.10	250.00	25.00
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts Draft D. Talerico Declaration regarding A. Stock Declaration and signature availability			0.20	250.00	50.00
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts Draft Order regarding Application for Hearing on Shortened Notice			0.10	250.00	25.00
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts			0.40	250.00	100.00

Date	Professional	Task	Main Document	Page 55 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
		Review and revise Motion for Post-Petition Lease					
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
		Review and revise S.Bombola Declaration regarding Motion for Post-Petition Lease					
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
		Review and revise S. Gold Declaration regarding Motion for Post-Petition Lease					
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
		Prepare exhibit for Motion to Approve Post-Petition Lease					
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
		Prepare Declaration for Software Generated Signature for Bombola and Gold Declarations					
10-24-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
		Finalize Motion to Approve Post-Petition Lease, supporting Declarations, App to Shorten Time and Order					
10-28-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
		Telephone from D. Talerico regarding Notice of Hearing on Post-Petition Lease Motion					
10-28-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
		Prepare Notice of Motion and Hearing on Motion for Post-Petition Lease					
10-28-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
		Review and revise A. Stock Declaration and prepare Verification of Software Signature Declaration					
10-28-2024	Martha Araki	B185 - Leases and Executory Contracts			0.40	250.00	100.00
		Prepare Amended Motion for Post-Petition Lease and supporting Declarations					
10-28-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
		Revise Notice of Motion for Post-Petition Lease					
10-28-2024	Martha Araki	B185 - Leases and Executory Contracts			0.30	250.00	75.00
		Finalize Amended Motion regarding Post-Petition Lease, supporting Declarations and Notice of Motion					
10-28-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conferences with Alan regarding call with Bobby regarding terms of lease					
10-28-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with M. Araki regarding filing A. Stock declaration					
10-28-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with M. Araki regarding drafting and filing Notice of Hearing for Lease and DIP Motions					
10-29-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.50	625.00	312.50
		Conference with clerk regarding digital signature declaration					
10-29-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50
		Conference with M. Araki regarding digital signature					
10-29-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.50	625.00	312.50

Date	Professional	Task	Main Document	Page 56 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
		Conference with Alan and G. Warrington regarding settlement and underwriting lease					
10-29-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50
		Conference with Alan regarding financial support for lease					
10-29-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with clerk regarding K. Gill declaration					
10-29-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with M. Araki regarding K. Gill declaration					
10-30-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	625.00	250.00
		Conference with Alan regarding lease					
10-30-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with Alan regarding financial statements for lessee					
10-30-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with M. Araki regarding Order denying Relief from Stay Motion					
10-30-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Review draft Order Relief from Stay M					
10-30-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with G. Warrington regarding Order on Evidentiary Objections					
10-30-2024	Derrick Talerico	B185 - Leases and Executory Contracts			2.00	625.00	1,250.00
		Revise order to include evidentiary objections and conference with M. Araki regarding re-filing					
11-06-2024	Derrick Talerico	B185 - Leases and Executory Contracts			1.50	625.00	937.50
		Review opposition to Lease Motion					
11-06-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with Alan regarding lease opposition					
11-06-2024	Derrick Talerico	B185 - Leases and Executory Contracts			1.00	625.00	625.00
		Review opposition to DIP Motion					
11-06-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with Alan regarding DIP opposition					
11-07-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.80	625.00	500.00
		Conference with Alan and Danny regarding Lease Approval Motion					
11-07-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with DMB regarding lease					
11-11-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	625.00	250.00
		Conferences with Alan regarding Motion to Approve Lease					
11-11-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50



Date	Professional	Task	Main Document	Page 57 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
		Email with G. Warrington regarding status on lease					
11-11-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Email with Alan regarding Archway position on lease					
11-12-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Email with Gerrick regarding lease					
11-12-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50
		Conference with Gerrick regarding Lease Motion					
11-12-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	625.00	250.00
		Conference with Alan regarding status and strategy on lease approval					
11-12-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50
		Conference with Alan regarding Lease Motion reply					
11-12-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	625.00	125.00
		Conference with M. Araki regarding filing replies					
11-12-2024	Derrick Talerico	B185 - Leases and Executory Contracts			1.00	625.00	625.00
		Draft reply regarding Lease Motion					
11-12-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.80	625.00	500.00
		Draft reply regarding DIP Motion					
11-12-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
		Telephone from D. Talerico regarding possible Stipulation on Lease Motion or Reply to withdraw/dismiss motion					
11-12-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
		Telephone from D. Talerico regarding no deal with Archway, Reply to Opposition to Lease Motion					
11-12-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
		Review and revise Reply to Archway Opposition to Lease Motion					
11-12-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
		Finalize Reply to Archway Opposition to Lease Motion					
11-18-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with Alan regarding lease terms					
11-19-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.70	625.00	437.50
		Revise and edit lease					
11-20-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with Alan regarding rent escalation on lease					
11-20-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50
		Conference with Alan regarding lease terms					
					1.00	625.00	625.00

Date	Professional	Task	Main Document	Page 58 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
11-20-2024	Derrick Talerico	B185 - Leases and Executory Contracts Draft Lease Motion					
11-20-2024	Martha Araki	B185 - Leases and Executory Contracts Telephone to D. Talerico regarding Motion to File Under Seal for Levav			0.20	250.00	50.00
11-20-2024	Martha Araki	B185 - Leases and Executory Contracts Draft Motion to File Under Seal for Levav			0.30	250.00	75.00
11-21-2024	Martha Araki	B185 - Leases and Executory Contracts Draft Order Denying Lease Motion			0.20	250.00	50.00
11-21-2024	Martha Araki	B185 - Leases and Executory Contracts Telephone from D. Talerico regarding A. Stock Declaration and Exhibit			0.10	250.00	25.00
11-21-2024	Martha Araki	B185 - Leases and Executory Contracts Telephone with D. Talerico regarding Lease Motion, Supporting Declarations and status			0.10	250.00	25.00
11-21-2024	Martha Araki	B185 - Leases and Executory Contracts Review and revise new Motion to Approve Lease			0.40	250.00	100.00
11-21-2024	Martha Araki	B185 - Leases and Executory Contracts Review and revise Gold Declaration and Stock Declaration and Exhibits for new Motion to Approve Lease			0.50	250.00	125.00
11-21-2024	Martha Araki	B185 - Leases and Executory Contracts Prepare Notice of Hearing on new Lease Motion			0.10	250.00	25.00
11-21-2024	Martha Araki	B185 - Leases and Executory Contracts Finalize new Lease Motion, S. Gold and A. Stock Declarations, and Notice of Hearing			0.20	250.00	50.00
11-21-2024	Derrick Talerico	B185 - Leases and Executory Contracts Email with M. Araki regarding lease filings and exhibits			0.20	625.00	125.00
11-21-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with M. Araki regarding lease filings and exhibits			0.20	625.00	125.00
11-21-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with Alan regarding Lease Motion			0.50	625.00	312.50
11-21-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with court clerk regarding filing lease exhibits under seal			0.10	625.00	62.50
11-21-2024	Derrick Talerico	B185 - Leases and Executory Contracts Draft Lease Motion and declarations			2.50	625.00	1,562.50
11-21-2024	Derrick Talerico	B185 - Leases and Executory Contracts Conference with declarants for Lease Motion			0.30	625.00	187.50
11-22-2024	Derrick Talerico	B185 - Leases and Executory Contracts Call to court clerk regarding hearing date			0.20	625.00	125.00

Date	Professional	Task	Main Document	Page 59 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
11-24-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	625.00	125.00
	Conference with Zev regarding lease status						
12-04-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	625.00	125.00
	Conference with Alan regarding reply to lease oppositions						
12-04-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.60	625.00	375.00
	Draft lease reply						
12-04-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.50	625.00	312.50
	Review lease opposition						
12-05-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.50	625.00	312.50
	Conference with Alan and Zev regarding lease reply						
12-05-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
	Telephone from D. Talerico regarding 6 Declarations in support of Lease Motion						
12-05-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
	Review Schwarz Declaration in support of Lease Motion						
12-05-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
	Review and revise Bombola Declaration in support of Lease Motion						
12-05-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
	Review and revise Tima Bell Declaration in support of Lease Motion						
12-05-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
	Review and revise Kobre Declaration and exhibits in support of Lease Motion						
12-05-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
	Telephone from D. Talerico regarding postponement of Lease Motion due to issues, open items to be addressed						
12-09-2024	Martha Araki	B185 - Leases and Executory Contracts			0.20	250.00	50.00
	Review D. Talerico email regarding exhibits for Reply to Lease/DIP Opposition by Archway						
12-09-2024	Derrick Talerico	B185 - Leases and Executory Contracts			1.60	625.00	1,000.00
	Draft lease reply						
12-09-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
	Conference with Zev regarding lease						
12-10-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	625.00	125.00
	Conference with A. Stock regarding lease						
12-11-2024	Martha Araki	B185 - Leases and Executory Contracts			0.10	250.00	25.00
	Prepare Voluntary Dismissal of Lease Motion						
12-23-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
	Conference with D. Zolkin regarding approving lease and loan						

Date	Professional	Task	Main Document	Page 60 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
12-23-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	625.00	125.00
		Conference with Alan and Danny regarding lease and guaranty status					
12-24-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Email with M Muniz regarding valuation					
12-27-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.80	625.00	500.00
		Conferences with M . Muniz regarding valuation					
12-27-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	625.00	125.00
		Emails regarding valuation					
12-27-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference with Alan regarding College Health and valuation					
12-27-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	625.00	62.50
		Conference regarding valuation					
12-30-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	625.00	250.00
		Emails with appraisers					
12-30-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	625.00	187.50
		Conferences with appraisers					
12-30-2024	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	625.00	250.00
		Conference with Alan and Danny regarding valuation					
					<u>43.00</u>		<u>24,295.00</u>
<u>B190 - Other Contested Matters</u>							
03-19-2024	Derrick Talerico	B190 - Other Contested Matters			0.10	625.00	62.50
		Email with C. Berman regarding Writ hearing					
09-23-2024	Derrick Talerico	B190 - Other Contested Matters			0.50	625.00	312.50
		Conference with Zev regarding status of negotiation with Archway					
11-04-2024	Derrick Talerico	B190 - Other Contested Matters			0.30	625.00	187.50
		Conference with Zev regarding litigation					
11-11-2024	Derrick Talerico	B190 - Other Contested Matters			0.10	625.00	62.50
		Call to N. Grillo regarding KS litigation					
11-12-2024	Derrick Talerico	B190 - Other Contested Matters			0.20	625.00	125.00
		Conference with N. Grillo regarding KS litigation					
12-02-2024	Derrick Talerico	B190 - Other Contested Matters			0.20	625.00	125.00
		Review opposition to lease					
12-02-2024	Derrick Talerico	B190 - Other Contested Matters			0.20	625.00	125.00
		Review opposition to Disclosure Statement					

Date	Professional	Task	Main Document	Page 61 of 172	Hours	Rate	Amount
<u>B190 - Other Contested Matters</u>							
12-02-2024	Derrick Talerico	B190 - Other Contested Matters	Conference with Alan regarding oppositions		0.30	625.00	187.50
12-02-2024	Derrick Talerico	B190 - Other Contested Matters	Review opposition to DIP loan		0.20	625.00	125.00
12-04-2024	Derrick Talerico	B190 - Other Contested Matters	Draft declarations		1.80	625.00	1,125.00
12-04-2024	Derrick Talerico	B190 - Other Contested Matters	Conference with declarants		1.30	625.00	812.50
12-04-2024	Derrick Talerico	B190 - Other Contested Matters	Conferences with Alan and others regarding Archway allegations		1.00	625.00	625.00
12-05-2024	Derrick Talerico	B190 - Other Contested Matters	Revise declarations and email		1.20	625.00	750.00
12-05-2024	Derrick Talerico	B190 - Other Contested Matters	Conferences with declarants		0.20	625.00	125.00
12-05-2024	Derrick Talerico	B190 - Other Contested Matters	Conferences with declarants		0.20	625.00	125.00
12-05-2024	Derrick Talerico	B190 - Other Contested Matters	Conference with M. Araki regarding filing replies		0.20	625.00	125.00
12-05-2024	Derrick Talerico	B190 - Other Contested Matters	Conference with Zev regarding replies		0.10	625.00	62.50
12-10-2024	Derrick Talerico	B190 - Other Contested Matters	Conference with Bobby and M. Fletcher regarding settlement		0.40	625.00	250.00
12-10-2024	Derrick Talerico	B190 - Other Contested Matters	Conference with G. Warrington regarding withdrawing motions		0.30	625.00	187.50
12-11-2024	Derrick Talerico	B190 - Other Contested Matters	Prepare stipulation to dismiss motions and emails with counsel regarding same		1.00	625.00	625.00
12-11-2024	Derrick Talerico	B190 - Other Contested Matters	Conference with M. Araki regarding preparing notice of Stipulation to Dismiss and filing same		0.20	625.00	125.00
12-26-2024	Derrick Talerico	B190 - Other Contested Matters	Conference with Zev and C. Chow regarding litigation strategy		0.30	625.00	187.50
12-26-2024	Derrick Talerico	B190 - Other Contested Matters	Email with M. Muniz regarding call		0.10	625.00	62.50
					10.40		6,500.00
<u>B196 - Other Discovery</u>							
11-05-2024	Derrick Talerico	B196 - Other Discovery			0.20	625.00	125.00

Date	Professional	Task	Main Document	Page 62 of 172	Hours	Rate	Amount
<u>B196 - Other Discovery</u>							
		Conferences with Alan regarding Archway discovery					
11-05-2024	Derrick Talerico	B196 - Other Discovery			0.20	625.00	125.00
		Conferences with Alan regarding Levau NDA					
11-05-2024	Derrick Talerico	B196 - Other Discovery			1.40	625.00	875.00
		Review and comment on Levau NDA and disclosure terms					
11-05-2024	Derrick Talerico	B196 - Other Discovery			0.20	625.00	125.00
		Email with Alan regarding communication with Archway					
11-05-2024	Derrick Talerico	B196 - Other Discovery			0.10	625.00	62.50
		Email Levau NDA to Gerrich					
11-05-2024	Derrick Talerico	B196 - Other Discovery			0.20	625.00	125.00
		Email with Alan regarding communication with Archway					
11-08-2024	Derrick Talerico	B196 - Other Discovery			0.10	625.00	62.50
		Conference with Alan regarding Levau financials					
11-11-2024	Derrick Talerico	B196 - Other Discovery			0.10	625.00	62.50
		Conference with Alan regarding NDA					
					2.50		1,562.50
<u>B200 - Hearings</u>							
05-09-2024	Derrick Talerico	B200 - Hearings			0.10	625.00	62.50
		Attend status conference					
10-25-2024	Derrick Talerico	B200 - Hearings			0.10	625.00	62.50
		Email with Court regarding motions for hearings on shortened time					
					0.20		125.00
<u>B210 - Business Operations</u>							
03-20-2024	Derrick Talerico	B210 - Business Operations			0.20	625.00	125.00
		Conference with D. Zolkin regarding rents					
03-20-2024	Derrick Talerico	B210 - Business Operations			0.40	625.00	250.00
		Conferences with Alan regarding tenant deal					
03-20-2024	Derrick Talerico	B210 - Business Operations			4.00	625.00	2,500.00
		Conference with Alan, Danny and D. Schwarz regarding potential tenant					
03-26-2024	Derrick Talerico	B210 - Business Operations			0.30	625.00	187.50
		Conference with Alan regarding new tenant deal					
05-06-2024	David Zolkin	B210 - Business Operations			0.20	650.00	130.00
		Call with R. Hissen of Germani Insurance Services regarding status of property insurance quotes					
05-06-2024	David Zolkin	B210 - Business Operations			0.10	650.00	65.00
		Call from A. Gomperts regarding status of obtaining property insurance quotes through Germani Insurance Services					

Date	Professional	Task	Main Document	Page 63 of 172	Hours	Rate	Amount
<u>B210 - Business Operations</u>							
05-06-2024	David Zolkin	B210 - Business Operations			0.10	650.00	65.00
		Correspond with R. Hissen of Germani Insurance Services regarding status of property insurance quotes					
08-06-2024	Derrick Talerico	B210 - Business Operations			0.10	625.00	62.50
		Conference with Lea Schoenfelder regarding filing taxes					
					5.40		3,385.00
<u>B230 - Financing / Cash Collateral</u>							
03-19-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Prepare F4001-2 Cash Collateral					
03-20-2024	David Zolkin	B230 - Financing / Cash Collateral			0.20	650.00	130.00
		Call with D. Talerico regarding use of rents under cash collateral motion					
03-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Call and email to Frandzel regarding rents					
03-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding rents					
03-25-2024	David Zolkin	B230 - Financing / Cash Collateral			0.10	650.00	65.00
		Conference call with Z. Shechtman and D. Talerico regarding key dates for disclosure statement and plan					
05-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding cash collateral request					
05-13-2024	Marina Fineman	B230 - Financing / Cash Collateral			0.90	600.00	540.00
		Participate in telephonic conference (multiple) with Derrick regarding cases, Cash Collateral Motions and Stipulation, to be filed					
05-13-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Conference with T. Falk regarding cash collateral					
05-14-2024	David Zolkin	B230 - Financing / Cash Collateral			0.20	650.00	130.00
		Discuss adequate protection to Archway for use of cash collateral					
05-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Conference with Alan regarding adequate protection for cash collateral use					
05-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.80	625.00	500.00
		Analyze rents and expenses for Cash Collateral Motion					
05-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral			2.00	625.00	1,250.00
		Draft Cash Collateral Motion					
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	625.00	312.50
		Conferences with T. Falk regarding cash collateral and adequate protection					
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conferences with Alan and Danny regarding cash collateral and adequate protection					
					0.50	625.00	312.50

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<u>B230 - Financing / Cash Collateral</u>							
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Draft Cash Collateral Motion				
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Alan regarding conditional language for contracts regarding court approval		0.20	625.00	125.00
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with M. Araki regarding Cash Collateral Notice Declaration and review notice		0.20	625.00	125.00
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Email with M. Araki regarding filing reply		0.20	625.00	125.00
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Review cash collateral oppositions and email to Alan and Zev		0.20	625.00	125.00
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Zev and G. Warrington regarding cash collateral oppositions and reply		0.60	625.00	375.00
06-17-2024	Martha Araki	B230 - Financing / Cash Collateral	Email with D. Talerico regarding filing Reply		0.20	250.00	50.00
06-17-2024	Martha Araki	B230 - Financing / Cash Collateral	Review Archway email regarding Objection to Cash Collateral Use and supporting documents		0.10	250.00	25.00
06-17-2024	Martha Araki	B230 - Financing / Cash Collateral	Telephone with D. Talerico regarding Cash Collateral Notice Declaration		0.10	250.00	25.00
06-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Revise and edit reply and email with Z. Shechtman and Alan regarding same		0.70	625.00	437.50
06-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with Zev and Alan regarding expenses for cash collateral use		0.20	625.00	125.00
06-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conferences with Zev regarding cash collateral reply		0.40	625.00	250.00
06-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding leading deal		0.50	625.00	312.50
06-21-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding potential DIP loan		0.10	625.00	62.50
06-24-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Turner and Zev regarding scope of Cash Collateral Order		0.20	625.00	125.00
06-24-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Review and edit Cash Collateral Order		0.30	625.00	187.50
07-01-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Review M. Fletcher email regarding interest payments		0.10	625.00	62.50



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<u>B230 - Financing / Cash Collateral</u>							
07-25-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Alan regarding information on lease for Archway					
07-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.70	625.00	437.50
		Conference with Alan regarding deliverables to Archway					
07-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.60	625.00	375.00
		Prepare documents for G. Warrington and email to G. Warrington					
08-01-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Email with Stan and David regarding meeting on attorney grant application					
08-01-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with S. Sanders and D. Schwarcz regarding grant application					
08-01-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding non-profit for grant application					
08-05-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding deal status					
08-15-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Conference with Alan regarding responses to Archway issues					
08-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			1.00	625.00	625.00
		Draft email to A. Gomperts regarding issues and questions on Archway points and inquiries					
08-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.90	625.00	562.50
		Conference with A. Gomperts regarding Archway issues and requests					
08-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.90	625.00	562.50
		Conference with Alan, Danny and S. Bombola regarding deal terms for loan, lease and grant applications					
08-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral			1.30	625.00	812.50
		Draft status email to G. Warrington					
08-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding Archway update					
08-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with G. Warrington regarding deal status and subordination					
08-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Alan regarding Archway concerns on lien					
08-22-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Conference with L. Miller regarding DIP					
08-23-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Email with Alan regarding financing options					

Date	Professional	Task	Main Document	Page 66 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
08-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding deal status		0.20	625.00	125.00
09-03-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with L. Miller regarding financing options		0.30	625.00	187.50
09-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding revised deal documents for Archway review		0.30	625.00	187.50
09-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with S. Sanders regarding grant application		0.50	625.00	312.50
09-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Review latest versions of documents		0.50	625.00	312.50
09-13-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding financing options		0.40	625.00	250.00
09-13-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Draft email to G. Warrington regarding revised deal structure		1.50	625.00	937.50
09-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with G. Warrington regarding deal structure		0.40	625.00	250.00
09-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding deal structure and options		0.40	625.00	250.00
09-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan and Danny regarding funding issues on project		0.50	625.00	312.50
09-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with D. Weintraub regarding deal structure		0.40	625.00	250.00
09-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding note purchase		0.10	625.00	62.50
09-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Email with G. Warrington regarding note purchased		0.10	625.00	62.50
09-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding update on project funding		0.10	625.00	62.50
09-25-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with G. Warrington and Zev regarding continuing Cash Collateral Stipulation		0.20	625.00	125.00
09-25-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding development options		0.20	625.00	125.00
09-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Emails regarding stipulation to continue cash collateral hearing		0.10	625.00	62.50

Date	Professional	Task	Main Document	Page 67 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
10-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Zev regarding deal status and funding					
10-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Call and email to G. Warrington regarding deal status					
10-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding deal status					
10-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with G. Warrington regarding note purchase					
10-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding note purchase					
10-08-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Call to L. Miller regarding financing					
10-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	625.00	312.50
		Conferences with Alan regarding DIP loan					
10-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Alan regarding DIP terms sheet					
10-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Revise DIP term sheet					
10-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.80	625.00	500.00
		Email to G. Warrington regarding DIP term sheet and Plan terms and prepare same					
10-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with G. Warrington re DIP loan and Plan terms					
10-23-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with K. Gill regarding declaration for DIP financing					
10-23-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Conferences with Alan regarding declarations for DIP Loan Motion					
10-23-2024	Derrick Talerico	B230 - Financing / Cash Collateral			3.20	625.00	2,000.00
		Draft motion, application for shortened time, and declarations for DIP financing					
10-24-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with M. Araki regarding filing DIP Motion					
10-24-2024	Derrick Talerico	B230 - Financing / Cash Collateral			2.20	625.00	1,375.00
		Draft motion for DIP financing					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Telephone from D. Talerico regarding Motion for DIP Loan and Application for Hearing on Shortened Notice					

Date	Professional	Task	Main Document	Page 68 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Telephone from D. Talerico regarding Motion for DIP Loan, related Declarations and LBR 4001 Form as exhibit and other exhibits					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Prepare LBR 4001-2 for DIP Loan					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.30	250.00	75.00
		Draft A. Gomperts Declaration for Application to Shorten Time					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Prepare Application for Hearing on Shortened Notice					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.60	250.00	150.00
		Review and revise Motion for DIP Loan					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Review and revise Gil Declaration					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Prepare exhibits to Gil Declaration					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Prepare Declaration for Software Generated Signature for Gill Declaration					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Review and revise Gomperts Declaration					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Communications with D. Talerico regarding Motion for DIP Loan, Declarations and exhibits, further revisions					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Draft Order regarding Application for Hearing on Shortened Notice					
10-24-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Finalize Motion for DIP Loan, supporting Declarations, App to Shorten Time and Order					
10-25-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Review D. Talerico email regarding Application for Shortened Notice					
10-28-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Telephone from D. Talerico regarding Notice of Hearing on DIP Loan Motion					
10-28-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Prepare Notice of Motion and Hearing on Motion for DIP Loan					
10-28-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Telephone from D. Talerico regarding possible revised A. Gomperts Declaration for Motion for DIP Loan					
10-28-2024	Martha Araki	B230 - Financing / Cash Collateral			0.40	250.00	100.00
		Prepare Amended Motion for DIP Loan and supporting Declarations					

Date	Professional	Task	Main Document	Page 69 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
10-28-2024	Martha Araki	B230 - Financing / Cash Collateral			0.30	250.00	75.00
		Finalize Amended Motion for DIP Loan, Rule 4001 Statement, supporting Declarations and Notice of Motion					
10-28-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conferences with Alan regarding call with Bobby regarding terms of DIP loan					
10-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with G. Warrington regarding lender financials					
10-31-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conferences with Alan regarding DIP loan					
10-31-2024	Derrick Talerico	B230 - Financing / Cash Collateral			2.00	625.00	1,250.00
		Draft and revise Plan and Disclosure Statement					
11-11-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Telephone from D. Talerico regarding withdrawal of DIP Motion and Lease Motion, procedures to withdraw					
11-11-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding Motion for DIP Financing					
11-12-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Gerrich regarding DIP Motion					
11-12-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Alan regarding DIP reply					
11-12-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Telephone from D. Talerico regarding DIP Motion and status after call with Archway counsel					
11-12-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Draft Reply to Archway Opposition to DIP Motion and email to D. Talerico					
11-12-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Review and revise Reply to Archway Opposition to DIP Motion from D. Talerico					
11-12-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Finalize Reply to Archway Opposition to DIP Motion					
11-13-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Email with G. Warrington regarding dismissing DIP Motion					
11-13-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding Levau financials for Archway					
11-13-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Email to G. Warrington regarding Levau financials					
11-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Alan regarding DIP broker					

Date	Professional	Task	Main Document	Page 70 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
11-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Alan regarding DIP lender			0.10	625.00	62.50
11-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral Revise and edit Loan Agreement			1.50	625.00	937.50
11-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Alan regarding DIP loan			0.50	625.00	312.50
11-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral Draft DIP Motion			1.00	625.00	625.00
11-20-2024	David Zolkin	B230 - Financing / Cash Collateral Call with D. Talerico regarding DIP Loan			0.10	650.00	65.00
11-21-2024	Martha Araki	B230 - Financing / Cash Collateral Draft Order Denying DIP Loan Motion			0.20	250.00	50.00
11-21-2024	Martha Araki	B230 - Financing / Cash Collateral Telephone with D. Talerico regarding DIP Loan Motion, Supporting Declarations and status			0.10	250.00	25.00
11-21-2024	Martha Araki	B230 - Financing / Cash Collateral Review and revise Motion for DIP Financing			0.40	250.00	100.00
11-21-2024	Martha Araki	B230 - Financing / Cash Collateral Review and revise Naulin Declaration and Exhibit in support of Motion for DIP Financing			0.30	250.00	75.00
11-21-2024	Martha Araki	B230 - Financing / Cash Collateral Prepare Rule 4001-1 Finance Statement for DIP Financing Motion			0.10	250.00	25.00
11-21-2024	Martha Araki	B230 - Financing / Cash Collateral Prepare Notice of Hearing for DIP Financing Motion			0.20	250.00	50.00
11-21-2024	Martha Araki	B230 - Financing / Cash Collateral Finalize DIP Financing Motion, Naulin Declaration and Notice of Hearing			0.10	250.00	25.00
11-21-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with M. Araki regarding DIP loan filings and exhibits			0.20	625.00	125.00
11-21-2024	Derrick Talerico	B230 - Financing / Cash Collateral Emails with M. Araki regarding DIP loan filings and exhibits			0.20	625.00	125.00
11-21-2024	Derrick Talerico	B230 - Financing / Cash Collateral Emails with M. Araki regarding Disclosure Statement Motion			0.20	625.00	125.00
11-21-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Alan regarding DIP Loan Motion			0.50	625.00	312.50
11-21-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Noah Streit regarding DIP loan			0.20	625.00	125.00

Date	Professional	Task	Main Document	Page 71 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
11-21-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Alan and Streit			0.30	625.00	187.50
11-21-2024	Derrick Talerico	B230 - Financing / Cash Collateral Draft DIP Motion and declarations			2.50	625.00	1,562.50
11-21-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with M. Naulin regarding DIP declaration			0.20	625.00	125.00
11-24-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Zev regarding DIP loan status			0.20	625.00	125.00
12-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Alan regarding reply to DIP loan oppositions			0.20	625.00	125.00
12-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral Draft DIP reply			0.30	625.00	187.50
12-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with D. Zolkin regarding declarations			0.10	625.00	62.50
12-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral Review DIP opposition			0.50	625.00	312.50
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral Review and revise A. Gomperts Declaration and exhibits for combined Reply to Objections to Lease/DIP Motions			0.40	250.00	100.00
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral Review and revise Tima Bell Declaration for combined Reply to Objections to Lease/DIP Motions			0.10	250.00	25.00
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral Review and revise Schwarcz Declaration for combined Reply to Objections to Lease/DIP Motions			0.10	250.00	25.00
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral Review and revise Stock Declaration for combined Reply to Objections to Lease/DIP Motions			0.10	250.00	25.00
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral Review and revise Bombola Declaration for combined Reply to Objections to Lease/DIP Motions			0.10	250.00	25.00
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral Review and revise Kobre Declaration and exhibits for combined Reply to Objections to Lease/DIP Motions			0.30	250.00	75.00
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral Review D. Talerico email regarding Schwartz Declaration			0.10	250.00	25.00
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral Prepare 3 digital verifications of declarations executed by Docusign			0.10	250.00	25.00
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral			0.50	250.00	125.00

Date	Professional	Task	Main Document	Page 72 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Review and revise combined Reply to Objections to Lease/DIP Motions					
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Telephone with D. Talerico regarding open items on combined Reply to Objections to Lease/DIP Motions					
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Further revisions to combined Reply to Objections to Lease/DIP Motions and supporting declarations					
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Multiple attempts to finalize combined Reply and exhibits - cm/ecf issues					
12-09-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Communications with D. Talerico regarding cm/ecf issues and combined Reply and exhibits					
12-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Revise Stock declaration and email					
12-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.40	625.00	250.00
		Revise Bombola declaration and email					
12-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			1.10	625.00	687.50
		Draft Alan declaration					
12-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.60	625.00	375.00
		Emails and conferences with M. Araki regarding declarations					
12-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			1.00	625.00	625.00
		Conferences with Alan regarding replies and declarations					
12-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.40	625.00	250.00
		Conferences with M. Araki regarding filing replies and declarations					
12-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			1.10	625.00	687.50
		Draft DIP reply					
12-10-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Revise combined Reply to Lease/DIP Oppositions and exhibits					
12-10-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Finalize combined Reply to Lease/DIP Oppositions and exhibits					
12-11-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Prepare Voluntary Dismissal of Lease Motion					
12-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.40	625.00	250.00
		Conference with Alan and financing options					
12-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Conference with Alan, Danny and A. Stock regarding structure					
12-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50



Date	Professional	Task	Main Document	Page 73 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Conference with N. Streit regarding loan					
12-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Alan regarding funding			0.20	625.00	125.00
12-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Alan and Danny regarding terms for Archway			0.20	625.00	125.00
					60.10		34,030.00
<u>B310 - Claims Administration/Objections</u>							
04-09-2024	Derrick Talerico	B310 - Claims Administration/Objections Conference with J. Selth regarding deficiency claim			0.20	625.00	125.00
04-12-2024	James Selth	B310 - Claims Administration/Objections Initial legal research on interest owed on bifurcated claim			0.50	585.00	292.50
04-16-2024	Derrick Talerico	B310 - Claims Administration/Objections Conference with J. Selth regarding post-petition interest			0.20	625.00	125.00
06-17-2024	Martha Araki	B310 - Claims Administration/Objections Research claims registers for individual claims			0.10	250.00	25.00
06-17-2024	Martha Araki	B310 - Claims Administration/Objections Telephone with D. Talerico regarding updating creditor claims list			0.20	250.00	50.00
08-05-2024	Martha Araki	B310 - Claims Administration/Objections Research claims register of claims filed in case			0.10	250.00	25.00
08-07-2024	Derrick Talerico	B310 - Claims Administration/Objections Review proofs of claim and analyze claims for objection			0.20	625.00	125.00
08-07-2024	Derrick Talerico	B310 - Claims Administration/Objections Revise claims chart			0.10	625.00	62.50
08-07-2024	Derrick Talerico	B310 - Claims Administration/Objections Conference and email with M. Araki regarding claims analysis			0.10	625.00	62.50
08-08-2024	Derrick Talerico	B310 - Claims Administration/Objections Email with Alan re potential claims objections			0.10	625.00	62.50
10-31-2024	Derrick Talerico	B310 - Claims Administration/Objections Conferences with D. Zolkin regarding valuation of secured claim			0.20	625.00	125.00
10-31-2024	David Zolkin	B310 - Claims Administration/Objections Call with D. Talerico regarding timing for valuation of secured claim			0.10	650.00	65.00
10-31-2024	David Zolkin	B310 - Claims Administration/Objections Research timing for valuation of secured claim			0.50	650.00	325.00
10-31-2024	David Zolkin	B310 - Claims Administration/Objections Correspond and call with D. Talerico regarding research results			0.10	650.00	65.00

Date	Professional	Task	Main Document	Page 74 of 172	Hours	Rate	Amount
<u>B310 - Claims Administration/Objections</u>							
					2.70		1,535.00
<u>B320 - Plan and Disclosure Statement</u>							
06-07-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Email with T. Falk regarding plan provisions.			0.10	625.00	62.50
06-13-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Review and prepare form Plan			0.40	625.00	250.00
06-15-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan			0.70	625.00	437.50
06-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan			2.40	625.00	1,500.00
06-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference with Alan regarding Plan terms			0.30	625.00	187.50
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan			1.70	625.00	1,062.50
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference with Alan regarding Plan terms and projections			0.80	625.00	500.00
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan exhibits			4.50	625.00	2,812.50
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference and emails with M. Araki regarding updating creditor claim list			0.20	625.00	125.00
06-17-2024	Martha Araki	B320 - Plan and Disclosure Statement Revise Plan Class chart			0.10	250.00	25.00
06-17-2024	David Zolkin	B320 - Plan and Disclosure Statement Discuss plan provisions with D. Talerico			0.10	650.00	65.00
06-18-2024	Martha Araki	B320 - Plan and Disclosure Statement Telephone with D. Talerico regarding filing Plan			0.20	250.00	50.00
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan			2.50	625.00	1,562.50
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Revise Plan exhibits			3.40	625.00	2,125.00
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conferences with M. Araki regarding filing Plan			0.20	625.00	125.00
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference with Alan regarding Plan projections			0.20	625.00	125.00

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<u>B320 - Plan and Disclosure Statement</u>							
07-01-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	625.00	62.50
		Conference with G. Warrington regarding Plan projections and meeting					
07-02-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			1.10	625.00	687.50
		Conference with A. Gomperts regarding building project					
07-08-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Conference with Alan regarding meeting with D. Schwartz					
07-08-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Conference with L. Miller regarding takeout investor					
07-15-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conference with Alan regarding plan proposal					
07-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conference with Alan regarding Plan projections					
07-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Review and edit Plan projections					
07-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Emails with Alan, Zev and G. Warrington regarding projections and Plan treatment					
07-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	625.00	62.50
		Conference with D. Zolkin regarding Plan treatment					
07-16-2024	David Zolkin	B320 - Plan and Disclosure Statement			0.30	650.00	195.00
		Discuss plan formulation and payoff of guaranteed indebtedness					
07-22-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	625.00	62.50
		Email and conference with Alan regarding Archway deliverables					
09-27-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Conference with Alan regarding Plan Strategy					
09-30-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conference with G. Warrington regarding Plan structure					
09-30-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Conference with Alan regarding Plan Structure					
10-10-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.80	625.00	500.00
		Conferences with Alan regarding revising Plan terms for Archway					
10-21-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	625.00	62.50
		Conference with Alan regarding terms for Plan with Archway					
10-21-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conferences with G. Warrington regarding terms					

Date	Professional	Task	Main Document	Page 76 of 172	Hours	Rate	Amount
<u>B320 - Plan and Disclosure Statement</u>							
10-21-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conferences with Danny, Alan and Schwartz regarding timing for lease and funding					
10-29-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conference with Alan regarding Plan					
10-31-2024	Martha Araki	B320 - Plan and Disclosure Statement			0.20	250.00	50.00
		Review Court master mailing list and claims dockets for service parties for DS Notice					
11-04-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	625.00	62.50
		Conference with Zev regarding Plan					
11-20-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conference with M. Araki regarding Disclosure Statement Motion					
11-20-2024	David Zolkin	B320 - Plan and Disclosure Statement			0.10	650.00	65.00
		Call with D. Talerico regarding discussion of property management in Disclosure Statement					
11-21-2024	David Zolkin	B320 - Plan and Disclosure Statement			0.30	650.00	195.00
		Discuss disclosure statement draft with D. Talerico					
11-21-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Conference with M. Araki regarding Disclosure Statement Motion					
11-21-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Emails with M. Araki regarding Disclosure Statement Motion					
11-21-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.50	625.00	312.50
		Conference with Alan regarding Disclosure Statement Motion and declaration					
11-21-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conferences with D. Zolkin regarding disclosure statement					
11-21-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			1.20	625.00	750.00
		Draft Disclosure Statement Motion					
11-22-2024	David Zolkin	B320 - Plan and Disclosure Statement			0.20	650.00	130.00
		Discuss strategy for Plan confirmation with D. Talerico					
11-22-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Conference with D. Zolkin regarding Plan strategy					
11-24-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conference with Alan regarding Plan strategy					
12-04-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	625.00	62.50
		Conference with Alan regarding reply to Disclosure Statement					
12-04-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Review Disclosure Statement opposition					

Date	Professional	Task	Main Document	Page 77 of 172	Hours	Rate	Amount
<u>B320 - Plan and Disclosure Statement</u>							
12-09-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.70	625.00	437.50
		Draft Disclosure Statement reply					
12-13-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conferences with Alan regarding Archway settlement					
12-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Conference with Alan regarding Archway settlement Structure					
12-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Conference with Zev regarding Plan options					
					29.50		18,275.00
<b>Total</b>					257.40		136,304.50

**Time Summary**

Professional		Hours	Rate	Amount
David Zolkin		9.40	650.00	6,110.00
Derrick Talerico		182.90	625.00	114,312.50
James Selth		1.20	585.00	702.00
Marina Fineman		0.90	600.00	540.00
Martha Araki		48.20	250.00	12,050.00
Sachie Fritz		14.80	175.00	2,590.00
	Total	257.40		136,304.50
Task	Professional	Hours	Rate	Amount
B110 - Case Administration	David Zolkin	0.10	650.00	65.00
	Derrick Talerico	7.90	625.00	4,937.50
	James Selth	0.30	585.00	175.50
	Martha Araki	9.30	250.00	2,325.00
	Sachie Fritz	13.40	175.00	2,345.00
B111 - US Trustee Requirements	David Zolkin	2.70	650.00	1,755.00
	Derrick Talerico	4.90	625.00	3,062.50
	James Selth	0.20	585.00	117.00
	Martha Araki	16.80	250.00	4,200.00
	Sachie Fritz	1.40	175.00	245.00
B125 - Valuation	Derrick Talerico	0.30	625.00	187.50
B130 - Asset Disposition	David Zolkin	0.20	650.00	130.00
	Derrick Talerico	8.10	625.00	5,062.50
B140 - Relief from Stay / Adequate Protection Proceedings	David Zolkin	1.20	650.00	780.00
	Derrick Talerico	19.30	625.00	12,062.50
	Martha Araki	4.90	250.00	1,225.00
B150 - Meetings of and Communications with Creditors	Derrick Talerico	6.70	625.00	4,187.50
B160 - Fee/Employment Application	David Zolkin	0.80	650.00	520.00
	Derrick Talerico	2.80	625.00	1,750.00
B161 - Employment/Compensation of Others	David Zolkin	1.40	650.00	910.00
	Derrick Talerico	0.70	625.00	437.50
	James Selth	0.20	585.00	117.00
B185 - Leases and Executory Contracts	David Zolkin	0.30	650.00	195.00
	Derrick Talerico	35.80	625.00	22,375.00

Task	Professional	Hours	Rate	Amount
	Martha Araki	6.90	250.00	1,725.00
B190 - Other Contested Matters	Derrick Talerico	10.40	625.00	6,500.00
B196 - Other Discovery	Derrick Talerico	2.50	625.00	1,562.50
B200 - Hearings	Derrick Talerico	0.20	625.00	125.00
B210 - Business Operations	David Zolkin	0.40	650.00	260.00
	Derrick Talerico	5.00	625.00	3,125.00
B230 - Financing / Cash Collateral	David Zolkin	0.60	650.00	390.00
	Derrick Talerico	49.20	625.00	30,750.00
	Marina Fineman	0.90	600.00	540.00
	Martha Araki	9.40	250.00	2,350.00
B310 - Claims Administration/Objections	David Zolkin	0.70	650.00	455.00
	Derrick Talerico	1.10	625.00	687.50
	James Selth	0.50	585.00	292.50
	Martha Araki	0.40	250.00	100.00
B320 - Plan and Disclosure Statement	David Zolkin	1.00	650.00	650.00
	Derrick Talerico	28.00	625.00	17,500.00
	Martha Araki	0.50	250.00	125.00
<b>Total Fees</b>				<b>136,304.50</b>

**Expenses**

Date	Expense	Price	Qty	Amount
<u>E101 - Copying</u>				
03-20-2024	E101 - Copying	0.20	140	28.00
	E101 - Copying - Joint Admin Motion/Notice			
04-08-2024	E101 - Copying	0.20	126	25.20
	E101 - Copying - Jnt Admin			
04-10-2024	E101 - Copying	0.20	36	7.20
	E101 - Copying - Jnt Admin			
09-09-2024	E101 - Copying	0.20	33	6.60
	E101 - Copying - Fee Stmt (5)			
10-15-2024	E101 - Copying	0.20	86	17.20
	E101 - Copying - Chambers - Opposition Archway RFS			
10-29-2024	E101 - Copying	0.20	200	40.00
	E101 - Copying - Chambers - Amended Mtns Lease/DIP Loan			
11-12-2024	E101 - Copying	0.20	18	3.60
	E101 - Copying - Chambers - Reply to DIP and Lease Oppositions			
11-22-2024	E101 - Copying	0.20	212	42.40
	E101 - Copying - Chambers - DIP Financing/Lease Motions			
11-22-2024	E101 - Copying	0.20	4212	842.40
	E101 - Copying - DIP Financing/Lease - Service			
11-22-2024	E101 - Copying	0.20	1485	297.00
	E101 - Copying - DIP Ntc			
11-22-2024	E101 - Copying	0.20	3024	604.80
	E101 - Copying - Lease Ntc			
11-26-2024	E101 - Copying	0.20	19	3.80
	E101 - Copying - Chambers service - Opp to Relief from Stay			
				<hr/> 1,918.20
<u>E107 - Delivery services / messengers</u>				
05-01-2024	E107 - Delivery services / messengers		0	176.79
	E107 - Delivery services / messengers - Vol Petition - Inv 10790583			
10-25-2024	E107 - Delivery services / messengers		0	249.50

Date	Expense	Main Document	Page 79 of 172	Qty	Amount
<u>E107 - Delivery services / messengers</u>					
	E107 - Delivery services / messengers - Judge Copy - Jdge Zurzolo				
12-10-2024	E107 - Delivery services / messengers			0	64.50
	E107 - Delivery services / messengers - Jdges Copy - Zurzolo #10924522				
					490.79
<u>E108 - Postage</u>					
04-08-2024	E108 - Postage	0.68		21	14.28
	E108 - Postage - USPS - Jnt Admin				
04-10-2024	E108 - Postage	0.68		6	4.08
	E108 - Postage - USPS-Amended MML				
09-09-2024	E108 - Postage			0	2.92
	E108 - Postage - USPS - Fee Stmt				
10-15-2024	E108 - Postage	9.30		1	9.30
	E108 - Postage - Priority Mail - Chambers Docs				
10-29-2024	E108 - Postage	18.30		1	18.30
	E108 - Postage - Priority - Chambers service (1 x \$9.00; 1 x \$9.30)				
11-12-2024	E108 - Postage	9.00		1	9.00
	E108 - Postage - Priority Mail - Chambers - Replies to Oppositions DIP/Lease				
11-22-2024	E108 - Postage	2.92		27	78.84
	E108 - Postage - USPS - DIP Ntc				
11-22-2024	E108 - Postage	4.13		27	111.51
	E108 - Postage - Lease Ntc				
					248.23
<u>E112 - Court fees</u>					
04-10-2024	E112 - Court fees			0	34.00
	E112 - Court fees				
					34.00
	<b>Total Expenses</b>				2,691.22

**Expense Summary**

Expense	Qty	Amount
E101 - Copying	9591	1,918.20
E107 - Delivery services / messengers	0	490.79
E108 - Postage	84	248.23
E112 - Court fees	0	34.00
<b>Total Expenses</b>		2,691.22
<b>Total for this Invoice</b>		138,995.72

**Weintraub Zolkin Talerico and Seith LLP**

11766 Wilshire Blvd STE 730

Los Angeles, CA 90025

(310) 207-1494

September 03, 2025

**Alan Gomperts**

Broadway Avenue Investments LLC

264 S. Oakhurst Drive

Beverly Hills, CA 90212

**Invoice Number: 2197**

Invoice Period: 01-03-2025 - 07-31-2025

**RE: 2025 Chapter 11 - 5151.03****Time Details**

<b>Date</b>	<b>Professional</b>	<b>Task</b>	<b>Hours</b>	<b>Rate</b>	<b>Amount</b>
<u>B110 - Case Administration</u>					
01-17-2025	Sachie Fritz	B110 - Case Administration Prepare Joint Disclosure Statement Notice for filing and service and POS	3.10	175.00	542.50
02-04-2025	Martha Araki	B110 - Case Administration Prepare email to S. Fritz regarding service of Postpetition Loan and Postpetition Lease documents	0.10	295.00	29.50
02-04-2025	Martha Araki	B110 - Case Administration Communications with Joe S. regarding OneDrive/Box issues on Broadway	0.20	295.00	59.00
02-05-2025	Sachie Fritz	B110 - Case Administration Prepare Loan, Lease and Finance Motion and Hearing Notice for filing and service and POS	4.10	175.00	717.50
02-06-2025	Martha Araki	B110 - Case Administration Prepare email to Streit parties regarding Loan and Lease Motions per D. Talerico request	0.10	295.00	29.50
02-11-2025	Martha Araki	B110 - Case Administration Telephone from D. Talerico regarding Archway Objection to Lease and Loan Motions	0.10	295.00	29.50
02-11-2025	Martha Araki	B110 - Case Administration Telephone to S. Fritz regarding Archway Objection to Lease and Loan Motions	0.10	295.00	29.50
02-19-2025	Martha Araki	B110 - Case Administration Prepare chambers service (Kombu/Broadway) and serve	0.80	295.00	236.00
02-20-2025	Martha Araki	B110 - Case Administration Prepare email to First Legal regarding service of Reply to chambers	0.10	295.00	29.50
02-25-2025	Martha Araki	B110 - Case Administration Prepare email to D. Talerico regarding Stipulations to Dismiss Loan and Lease Motions	0.10	295.00	29.50
03-07-2025	Martha Araki	B110 - Case Administration Conference with D. Talerico regarding Stipulation to Voluntarily Dismiss Plan, Lease and Loan Motions	0.20	295.00	59.00
03-10-2025	Martha Araki	B110 - Case Administration	0.10	295.00	29.50



Date	Professional	Task	Main Document	Page 81 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
		Telephone from D. Talerico regarding voluntary dismissals of Loan, Lease and DS Motions					
03-10-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50
		Finalize Voluntary Dismissals of Loan and Lease Motions					
03-11-2025	Sachie Fritz	B110 - Case Administration			2.10	175.00	367.50
		Prepare Notice of Voluntary Dismissal of Contested Matters for filing and service and POS					
03-11-2025	Martha Araki	B110 - Case Administration			0.30	295.00	88.50
		Prepare Broadway chambers service and serve					
03-14-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50
		Telephone from Mrs. Johnson/USBC regarding Orders and removing references to Notice of Voluntary Dismissal					
03-14-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50
		Communications with D. Talerico regarding Mrs. Johnson's information					
03-14-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50
		Communications with D. Talerico regarding revisions to Orders regarding Dismissal of Motions					
03-14-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50
		Final revisions to Orders regarding Dismissal of Motions					
03-14-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50
		Finalize Orders regarding Dismissals of Motions					
03-15-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50
		Email correspondence with D. Talerico regarding NOLs and issue with "footers"					
03-17-2025	Martha Araki	B110 - Case Administration			0.40	295.00	118.00
		Prepare Notices of Lodgment for Orders Dismissing Lease Motion, Loan Motion and Motion to Approve DS per D. Talerico email of issues raised by creditor's counsel					
03-17-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50
		Finalize Notices of Lodgment for Orders Dismissing Lease Motion, Loan Motion and Motion to Approve DS and respective Orders					
03-17-2025	Martha Araki	B110 - Case Administration			0.20	295.00	59.00
		Further email correspondence with D. Talerico regarding issues with Orders rejected by Court and resolution					
04-08-2025	Martha Araki	B110 - Case Administration			0.20	295.00	59.00
		Communications with D. Talerico regarding appearance and prepare email to Chambers regarding in-person registration					
05-08-2025	Derrick Talerico	B110 - Case Administration			0.40	675.00	270.00
		Revise case status report and email with R. Coy regarding same					
05-19-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50
		Communications with D. Talerico regarding May 20 hearing and appearance					
05-19-2025	Martha Araki	B110 - Case Administration			0.10	295.00	29.50

Date	Professional	Task	Main Document	Page 82 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
		Communications with D. Zolkin regarding 5/20 hearing appearance					
06-26-2025	Derrick Talerico	B110 - Case Administration Conference with Zev regarding status and status report			0.20	675.00	135.00
06-26-2025	Derrick Talerico	B110 - Case Administration Revise status report			0.60	675.00	405.00
07-10-2025	Sachie Fritz	B110 - Case Administration Prepare DIP and Hearing Notice for filing and service and POS			2.40	175.00	420.00
					<hr/> 16.90		<hr/> 4,037.50
<u>B111 - US Trustee Requirements</u>							
01-21-2025	Martha Araki	B111 - US Trustee Requirements Review documents from A. Gomperts for MOR			0.10	295.00	29.50
01-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR attachments for December MOR			0.10	295.00	29.50
01-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR-11 for December MOR			0.10	295.00	29.50
01-21-2025	Martha Araki	B111 - US Trustee Requirements Finalize MOR-11, MOR attachments and Proof of Service			0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Review documents from A. Gomperts for January MOR			0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR attachments for January MOR			0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR-11 for January			0.20	295.00	59.00
02-21-2025	Martha Araki	B111 - US Trustee Requirements Revise January MOR-11 and attachments			0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Finalize January MOR-11			0.10	295.00	29.50
03-11-2025	Martha Araki	B111 - US Trustee Requirements Review A. Gomperts email regarding MOR information - all cases			0.10	295.00	29.50
03-21-2025	Martha Araki	B111 - US Trustee Requirements Review A. Gomperts email regarding documents for MORs			0.20	295.00	59.00
03-21-2025	Martha Araki	B111 - US Trustee Requirements Review and revise MOR attachments			0.10	295.00	29.50
03-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare February MOR-11			0.10	295.00	29.50

Date	Professional	Task	Main Document	Page 83 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
03-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Prepare email to A. Gomperts regarding February MOR-11 and attachments					
03-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Telephone from A. Gomperts regarding revisions to MOR and attachments					
03-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Final revisions to February MOR-11 and attachments					
03-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Finalize February MOR-11					
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
		Telephone from A. Gomperts regarding MOR and status, schedule					
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Review information from A. Gomperts for MOR					
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
		Prepare attachments for MOR 13 - March					
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
		Prepare MOR 13 - March					
04-22-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Email correspondence with A. Gomperts regarding approval on MORs					
04-22-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Revise Broadway MOR and attachments					
04-22-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Finalize March MOR and attachments					
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
		Review A. Gomperts email regarding MOR documents					
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
		Prepare MOR-11 attachments for April					
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
		Prepare MOR-11 for April					
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Revise April MOR and attachments					
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Finalize April MOR and attachments					
06-19-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Review A. Gomperts email regarding May MOR information					

Date	Professional	Task	Main Document	Page 84 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
06-19-2025	Martha Araki	B111 - US Trustee Requirements Prepare May MOR attachments			0.20	295.00	59.00
06-19-2025	Martha Araki	B111 - US Trustee Requirements Prepare May MOR-11			0.10	295.00	29.50
06-19-2025	Martha Araki	B111 - US Trustee Requirements Prepare email to A. Gomperts regarding May MORs for review			0.10	295.00	29.50
06-23-2025	Martha Araki	B111 - US Trustee Requirements Review A. Gomperts email regarding MOR			0.10	295.00	29.50
06-23-2025	Martha Araki	B111 - US Trustee Requirements Revise May MOR and attachments			0.10	295.00	29.50
06-23-2025	Martha Araki	B111 - US Trustee Requirements Finalize May MOR			0.10	295.00	29.50
07-21-2025	Martha Araki	B111 - US Trustee Requirements Review A. Gomperts email regarding information for MOR			0.10	295.00	29.50
07-21-2025	Martha Araki	B111 - US Trustee Requirements Review MOR documents			0.10	295.00	29.50
07-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare 11-MOR attachments for June			0.20	295.00	59.00
07-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare 11-MOR for June			0.10	295.00	29.50
07-21-2025	Martha Araki	B111 - US Trustee Requirements Email correspondence with A. Gomperts regarding June MOR			0.10	295.00	29.50
07-21-2025	Martha Araki	B111 - US Trustee Requirements Revise June MOR and attachments			0.10	295.00	29.50
07-21-2025	Martha Araki	B111 - US Trustee Requirements Finalize June MOR and attachments			0.10	295.00	29.50
					5.30		1,563.50
<u>B130 - Asset Disposition</u>							
01-07-2025	Derrick Talerico	B130 - Asset Disposition Conference with J. Maddox regarding valuation			0.20	675.00	135.00
01-07-2025	Derrick Talerico	B130 - Asset Disposition Email J. Maddox regarding lease			0.10	675.00	67.50
01-09-2025	Derrick Talerico	B130 - Asset Disposition Conference with J. Maddux and Tyler regarding value			0.80	675.00	540.00

Date	Professional	Task	Main Document	Page 85 of 172	Hours	Rate	Amount
<u>B130 - Asset Disposition</u>							
01-09-2025	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding value			0.10	675.00	67.50
01-09-2025	Derrick Talerico	B130 - Asset Disposition Conference with Danny regarding lease terms			0.30	675.00	202.50
01-10-2025	Derrick Talerico	B130 - Asset Disposition Conference and email with J.Maddux regarding valuation			0.20	675.00	135.00
01-10-2025	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding lease and valuation			0.20	675.00	135.00
01-14-2025	Derrick Talerico	B130 - Asset Disposition Conference with J. Maddox and C. Maling regarding valuation			0.90	675.00	607.50
01-14-2025	Derrick Talerico	B130 - Asset Disposition Conference with J. Maddux regarding value report			0.20	675.00	135.00
01-14-2025	Derrick Talerico	B130 - Asset Disposition Conference with Danny and D. Schwarz regarding College Health lease			0.20	675.00	135.00
01-16-2025	Derrick Talerico	B130 - Asset Disposition Conference with J. Maddux regarding information for valuation			0.10	675.00	67.50
01-30-2025	Derrick Talerico	B130 - Asset Disposition Conference with J. Maddox regarding valuation			0.10	675.00	67.50
01-30-2025	Derrick Talerico	B130 - Asset Disposition Conference with C. Maling regarding valuation			0.20	675.00	135.00
01-30-2025	Derrick Talerico	B130 - Asset Disposition Consider elements for valuation report			1.00	675.00	675.00
01-31-2025	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding valuation			0.20	675.00	135.00
01-31-2025	Derrick Talerico	B130 - Asset Disposition Conference with C. Maling regarding valuation and declaration			0.30	675.00	202.50
02-11-2025	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding opposition to lease and loan			0.10	675.00	67.50
02-13-2025	Derrick Talerico	B130 - Asset Disposition Conferences with Alan, Danny and Zev regarding Archway lien			1.10	675.00	742.50
02-13-2025	Derrick Talerico	B130 - Asset Disposition Review and summarize land use declarations and email with S. Sanders			1.50	675.00	1,012.50
02-13-2025	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding land use and zoning			0.10	675.00	67.50

Date	Professional	Task	Main Document	Page 86 of 172	Hours	Rate	Amount
<u>B130 - Asset Disposition</u>							
02-13-2025	Derrick Talerico	B130 - Asset Disposition			0.60	675.00	405.00
		Review valuation report					
02-25-2025	Derrick Talerico	B130 - Asset Disposition			0.10	675.00	67.50
		Email with C. Maling regarding valuation					
03-05-2025	Derrick Talerico	B130 - Asset Disposition			0.50	675.00	337.50
		Conference with G. Warrington regarding settlement					
03-05-2025	Derrick Talerico	B130 - Asset Disposition			0.40	675.00	270.00
		Conferences with Alan and Danny regarding status of settlement with Archway					
03-10-2025	Derrick Talerico	B130 - Asset Disposition			0.90	675.00	607.50
		Zoom with Alan, Danny and Archway regarding deal structure					
03-20-2025	Derrick Talerico	B130 - Asset Disposition			0.10	675.00	67.50
		Email with Gerrich regarding scheduling Zoom meeting					
03-24-2025	Martha Araki	B130 - Asset Disposition			0.10	295.00	29.50
		Communications with D. Talerico regarding research on Notice of Default filed by Archway					
03-24-2025	Martha Araki	B130 - Asset Disposition			0.10	295.00	29.50
		Research client documents regarding prior Notice of Default filed by Archway					
03-24-2025	Martha Araki	B130 - Asset Disposition			0.10	295.00	29.50
		Prepare email to First Legal regarding research at LA County Recorder's Office for Notice of Default filed by Archway					
03-25-2025	Martha Araki	B130 - Asset Disposition			0.20	295.00	59.00
		Email correspondence with First Legal regarding research of new Notice of Default recorded by Archway					
03-26-2025	Derrick Talerico	B130 - Asset Disposition			0.10	675.00	67.50
		Email with D. Soffer regarding trust and probate issues					
04-16-2025	Derrick Talerico	B130 - Asset Disposition			0.30	675.00	202.50
		Conferences with Danny regarding settlement status and issues					
04-16-2025	Derrick Talerico	B130 - Asset Disposition			0.50	675.00	337.50
		Conference with Gerrich regarding Debtors' counter-offer					
04-16-2025	Derrick Talerico	B130 - Asset Disposition			0.30	675.00	202.50
		Call with Alan and Danny regarding call with counsel regarding counter-offer					
04-16-2025	Derrick Talerico	B130 - Asset Disposition			0.10	675.00	67.50
		Conference with Gerrich regarding foreclosure date					
04-16-2025	Derrick Talerico	B130 - Asset Disposition			0.10	675.00	67.50
		Conference with Gerrich regarding foreclosure date					
04-16-2025	Derrick Talerico	B130 - Asset Disposition			0.20	675.00	135.00
		Review First American foreclosure listing					

Date	Professional	Task	Main Document	Page 87 of 172	Hours	Rate	Amount
<u>B130 - Asset Disposition</u>							
04-16-2025	Derrick Talerico	B130 - Asset Disposition Email with Alan and Danny regarding new foreclosure date			0.10	675.00	67.50
04-17-2025	Derrick Talerico	B130 - Asset Disposition Conference with Gerrich regarding Archway response to counter-offer			0.30	675.00	202.50
04-22-2025	Derrick Talerico	B130 - Asset Disposition Conference with Danny regarding lessee options and settlement			0.30	675.00	202.50
04-22-2025	Derrick Talerico	B130 - Asset Disposition Conference with Zev regarding settlement status			0.20	675.00	135.00
04-24-2025	Derrick Talerico	B130 - Asset Disposition Conference with Alan, Danny and Sue regarding settlement			0.30	675.00	202.50
04-24-2025	Derrick Talerico	B130 - Asset Disposition Conference with Alan regarding property purchase possibility			0.30	675.00	202.50
05-21-2025	Derrick Talerico	B130 - Asset Disposition Review foreclosure date			0.10	675.00	67.50
06-02-2025	Derrick Talerico	B130 - Asset Disposition Confirm new foreclosure date			0.10	675.00	67.50
					14.30		9,462.50
<u>B140 - Relief from Stay / Adequate Protection Proceedings</u>							
02-14-2025	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Conference with P. Rolfe regarding motion to clarify relief from stay order			0.20	675.00	135.00
02-14-2025	Paige Rolfe	B140 - Relief from Stay / Adequate Protection Proceedings Prepare application for shortened time hearing on motion to clarify or modify Order granting relief from stay			0.40	425.00	170.00
02-14-2025	Paige Rolfe	B140 - Relief from Stay / Adequate Protection Proceedings Prepare motion to clarify or modify Order granting relief from stay			1.80	425.00	765.00
02-14-2025	Paige Rolfe	B140 - Relief from Stay / Adequate Protection Proceedings Prepare proposed order on application for shortened time hearing on motion to clarify or modify Order granting relief from stay			0.20	425.00	85.00
03-17-2025	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Review draft motion to extend relief from stay period and begin edits to same			1.00	675.00	675.00
03-18-2025	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings Email with M. Araki regarding filing plan and editing motion to extend the automatic stay			0.20	675.00	135.00
04-02-2025	Derrick Talerico	B140 - Relief from Stay / Adequate Protection			0.20	675.00	135.00

Date	Professional	Task	Main Document	Page 88 of 172	Hours	Rate	Amount
<u>B140 - Relief from Stay / Adequate Protection Proceedings</u>							
		Proceedings					
		Conference with Alan regarding relief from stay timing					
05-08-2025	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.50	675.00	337.50
		Conferences with Alan and Danny regarding Relief from Stay issues					
05-12-2025	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.20	675.00	135.00
		Conference with Zev regarding Relief from Stay					
07-16-2025	Derrick Talerico	B140 - Relief from Stay / Adequate Protection Proceedings			0.40	675.00	270.00
		Conference with Gerrich regarding listing concern and lifting lis pendens					
					5.10		2,842.50
<u>B185 - Leases and Executory Contracts</u>							
01-08-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.50	675.00	337.50
		Conference with Alan regarding lease terms					
01-08-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Email and conference with J. Maddeux regarding lease terms and valuation					
01-12-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Conference with Alan regarding lease terms					
01-13-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Conference with Alan regarding lease					
01-14-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.80	675.00	540.00
		Conference with Danny and Alan regarding lease and certificate of occupancy					
01-16-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Conference with Alan and Danny regarding lease					
01-16-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Email with Arison Young regarding lease					
01-16-2025	Derrick Talerico	B185 - Leases and Executory Contracts			1.00	675.00	675.00
		Review and edit Joint OSC response					
01-16-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Email with Rayan regarding LOI & lease					
01-21-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	675.00	270.00
		Conferences with Alan regarding College Health lease and letter					
01-21-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.50	675.00	337.50
		Draft letter to College Health regarding lease approval					
01-21-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Revise letter for College Health and email same					



Date	Professional	Task	Main Document	Page 89 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
01-23-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	675.00	270.00
		Conference with Alan regarding timing on lease					
01-23-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	675.00	270.00
		Conference with Alan and Danny regarding Certificate of Occupancy					
01-27-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Email with Alan regarding latest lease version					
01-27-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Conference with Zev regarding lease approval					
01-27-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Conference with Alan regarding lease and loan					
01-27-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Conference with Maddox regarding valuation					
01-28-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	675.00	202.50
		Conferences with Alan and Josh Schwarz regarding lease					
01-28-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Conference with Alan regarding lease					
02-04-2025	Martha Araki	B185 - Leases and Executory Contracts			0.40	295.00	118.00
		Review J. Stephens Declaration and Exhibits and revise					
02-04-2025	Martha Araki	B185 - Leases and Executory Contracts			0.10	295.00	29.50
		Telephone from D. Talerico regarding status of Declarations for Motion					
02-04-2025	Martha Araki	B185 - Leases and Executory Contracts			0.30	295.00	88.50
		Research corporate officers for service of Motion to address objections raised					
02-04-2025	Martha Araki	B185 - Leases and Executory Contracts			0.50	295.00	147.50
		Review and revise Motion to Enter into Postpetition Lease					
02-04-2025	Martha Araki	B185 - Leases and Executory Contracts			0.30	295.00	88.50
		Revise Declarations of A. Gomperts, D. Halevy, C. Maling, J. Stephens and A. Streit in Support of Motion for Postpetition Lease					
02-04-2025	Martha Araki	B185 - Leases and Executory Contracts			0.20	295.00	59.00
		Finalize Motion to Enter into Postpetition Lease					
02-04-2025	Martha Araki	B185 - Leases and Executory Contracts			0.10	295.00	29.50
		Telephone from D. Talerico regarding new Lease Motion, related declarations and timing					
02-14-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.70	675.00	472.50
		Conference with Alan and Danny and T. Bell regarding building use and permits					
02-14-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	675.00	270.00

Date	Professional	Task	Main Document	Page 90 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
		Conference with Alan and Danny and S. Sanders regarding use and permits					
02-14-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	675.00	202.50
		Conference with Alan and Danny regarding permits and use					
02-18-2025	Martha Araki	B185 - Leases and Executory Contracts			0.30	295.00	88.50
		Review and revise A. Gomperts, T. Bell and J. Stephens Declarations					
02-18-2025	Martha Araki	B185 - Leases and Executory Contracts			0.30	295.00	88.50
		Review and revise D. Talerico Declaration and exhibits for Reply to Archway Omni Objection					
02-18-2025	Martha Araki	B185 - Leases and Executory Contracts			0.30	295.00	88.50
		Review files in preparation for filing					
02-18-2025	Martha Araki	B185 - Leases and Executory Contracts			0.10	295.00	29.50
		Telephone from D. Talerico regarding status of Reply to Archway Omni Objections					
02-18-2025	Martha Araki	B185 - Leases and Executory Contracts			0.20	295.00	59.00
		Review and revise Reply to Archway Omni Objections					
02-23-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Conference with Danny regarding tenant					
02-24-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Conference with Danny regarding tenant					
02-24-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Conference with counsel to tenant					
02-25-2025	Martha Araki	B185 - Leases and Executory Contracts			0.10	295.00	29.50
		Telephone from D. Talerico regarding hearing results, preparation of Stipulation to Dismiss Lease Motion					
02-25-2025	Martha Araki	B185 - Leases and Executory Contracts			0.30	295.00	88.50
		Prepare Stipulation and Order to Dismiss Lease Motion					
02-26-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.40	675.00	270.00
		Conference with Danny regarding settlement and tenant issues					
02-26-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Conference with Danny and proposed tenant					
02-26-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Conference with Alan regarding settlement					
02-26-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Conference with M. Gorman regarding financial disclosure for VBH					
03-03-2025	Martha Araki	B185 - Leases and Executory Contracts			0.10	295.00	29.50
		Draft Order regarding Voluntary Dismissal of Lease Motion					
03-10-2025	Martha Araki	B185 - Leases and Executory Contracts			0.40	295.00	118.00

Date	Professional	Task	Main Document	Page 91 of 172	Hours	Rate	Amount
<u>B185 - Leases and Executory Contracts</u>							
		Revise Voluntary Dismissal of Lease Motion					
03-10-2025	Martha Araki	B185 - Leases and Executory Contracts			0.40	295.00	118.00
		Revise Voluntary Dismissal of Loan Motion					
03-14-2025	Martha Araki	B185 - Leases and Executory Contracts			0.10	295.00	29.50
		Draft Order regarding Dismissal of Lease Motion					
03-18-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Emails regarding Zoom meeting with Archway and lessee					
03-25-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.20	675.00	135.00
		Email with D. Zolkin and Paid regarding effectiveness of NOD					
04-14-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.30	675.00	202.50
		Conferences with re status of lease and government approvals					
05-13-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Conference with Gerrick regarding Roxbury					
05-13-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Conference with Gerrick regarding 9019 and lease approval					
05-13-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.10	675.00	67.50
		Conference with Alan regarding Roxbury and lease approval					
05-22-2025	Derrick Talerico	B185 - Leases and Executory Contracts			0.50	675.00	337.50
		Conference with Alan and Danny regarding lease terms and timing					
					<u>14.90</u>		<u>8,347.50</u>
<u>B190 - Other Contested Matters</u>							
01-16-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Conference with Zev & Rayan regarding OSC response					
01-16-2025	Derrick Talerico	B190 - Other Contested Matters			0.40	675.00	270.00
		Conference with Alan regarding OSC response					
01-23-2025	Derrick Talerico	B190 - Other Contested Matters			0.10	675.00	67.50
		Conference with Alan regarding OSC					
01-28-2025	Derrick Talerico	B190 - Other Contested Matters			0.90	675.00	607.50
		Draft declarations regarding status update for OSC					
01-30-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Revise Halevy declaration					
02-06-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Review discovery					
02-06-2025	Derrick Talerico	B190 - Other Contested Matters			0.10	675.00	67.50
		Conference with Zev regarding discovery					

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<u>B190 - Other Contested Matters</u>							
02-06-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Alan and Jack S. regarding discovery			0.30	675.00	202.50
02-26-2025	Derrick Talerico	B190 - Other Contested Matters Email with Zev regarding probate action			0.10	675.00	67.50
02-26-2025	Derrick Talerico	B190 - Other Contested Matters Review Archway complaint regarding David Halevy probate estate			0.40	675.00	270.00
03-10-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Danny regarding Zoom with Archway			0.10	675.00	67.50
03-11-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Zev regarding litigation			0.20	675.00	135.00
03-12-2025	Derrick Talerico	B190 - Other Contested Matters Emails with M. Gorman regarding Archway document requests and D. Schwarcz			0.80	675.00	540.00
03-17-2025	Derrick Talerico	B190 - Other Contested Matters Emails with M. Araki regarding Orders			0.10	675.00	67.50
03-19-2025	Derrick Talerico	B190 - Other Contested Matters Emails with Gerrich regarding scheduling Zoom meeting			0.10	675.00	67.50
03-19-2025	Derrick Talerico	B190 - Other Contested Matters Conferences with Alan and Danny regarding Zoom meeting with Archway			0.20	675.00	135.00
03-26-2025	Derrick Talerico	B190 - Other Contested Matters Draft proposed response to Archway offer			1.20	675.00	810.00
03-26-2025	Derrick Talerico	B190 - Other Contested Matters Email and conference with Danny and Alan regarding response to Archway			0.50	675.00	337.50
03-26-2025	Derrick Talerico	B190 - Other Contested Matters Revise and send counter response to Archway			0.30	675.00	202.50
03-27-2025	Derrick Talerico	B190 - Other Contested Matters Email with Gerrich regarding Archway response to counter offer			0.10	675.00	67.50
04-02-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Alan and Danny regarding terms with Archway			0.30	675.00	202.50
04-16-2025	Derrick Talerico	B190 - Other Contested Matters Conference with R. Coy regarding extending litigation deadlines			0.10	675.00	67.50
04-22-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Ryan Coy regarding litigation stipulation			0.10	675.00	67.50
04-23-2025	Derrick Talerico	B190 - Other Contested Matters Conference with R. Coy regarding litigation deadlines			0.10	675.00	67.50

Date	Professional	Task	Main Document	Page 93 of 172	Hours	Rate	Amount
<u>B190 - Other Contested Matters</u>							
04-25-2025	Derrick Talerico	B190 - Other Contested Matters Revise Archway term sheet and email with Alan and Danny			1.10	675.00	742.50
04-25-2025	Derrick Talerico	B190 - Other Contested Matters Conferences with Alan and Danny regarding revised terms with Archway			0.70	675.00	472.50
04-25-2025	Derrick Talerico	B190 - Other Contested Matters Email and conference with Gerrich regarding revised terms			0.20	675.00	135.00
04-28-2025	Derrick Talerico	B190 - Other Contested Matters Conferences with Alan and Danny regarding settlement status			0.50	675.00	337.50
04-28-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Zev regarding settlement status			0.10	675.00	67.50
04-28-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Gerrich regarding settlement			0.20	675.00	135.00
05-01-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Gerrich regarding settlement and foreclosure			0.40	675.00	270.00
05-01-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Danny and Alan regarding settlement			0.40	675.00	270.00
05-01-2025	Derrick Talerico	B190 - Other Contested Matters Email with Gerrich regarding terms for extension			0.10	675.00	67.50
05-02-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Alan regarding settlement meeting			0.50	675.00	337.50
05-02-2025	Derrick Talerico	B190 - Other Contested Matters Emails with Gerrich regarding scheduling meeting			0.20	675.00	135.00
05-02-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Gerrich regarding meeting			0.10	675.00	67.50
05-04-2025	Derrick Talerico	B190 - Other Contested Matters Email with Gerrich regarding attendees for meeting			0.10	675.00	67.50
05-05-2025	Derrick Talerico	B190 - Other Contested Matters Pre-meeting conference with Gerrich regarding settlement meeting			0.50	675.00	337.50
05-05-2025	Derrick Talerico	B190 - Other Contested Matters Pre-meeting conference with Alan regarding settlement meeting			0.20	675.00	135.00
05-05-2025	Derrick Talerico	B190 - Other Contested Matters Prepare for and attend settlement meeting			3.00	675.00	2,025.00
05-05-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Zev regarding status of settlement			0.10	675.00	67.50

Date	Professional	Task	Main Document	Page 94 of 172	Hours	Rate	Amount
<u>B190 - Other Contested Matters</u>							
05-06-2025	Derrick Talerico	B190 - Other Contested Matters Review summary of property			0.10	675.00	67.50
05-12-2025	Derrick Talerico	B190 - Other Contested Matters Emails with Gerrich and Alan and Danny regarding Roxbury			0.10	675.00	67.50
05-12-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Alan regarding Roxbury and lease timing			0.20	675.00	135.00
05-22-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Gerrich regarding lease, Canon sale, settlement and OSC hearing			0.20	675.00	135.00
05-22-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Zev regarding OSC			0.10	675.00	67.50
05-22-2025	Derrick Talerico	B190 - Other Contested Matters Conference with C. Crowell regarding cash collateral and OSC			0.10	675.00	67.50
06-09-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Gerrich regarding settlement documents			0.20	675.00	135.00
06-11-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Zev regarding 9019 and Plan and OSC			0.20	675.00	135.00
06-13-2025	Martha Araki	B190 - Other Contested Matters Telephone from D. Talerico regarding 9019 Motion, timing and status			0.20	295.00	59.00
06-14-2025	Derrick Talerico	B190 - Other Contested Matters Prepare Archway 9019			0.50	675.00	337.50
06-15-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Alan regarding settlement status			0.20	675.00	135.00
06-16-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Gerrich regarding 9019 Motion			0.20	675.00	135.00
06-16-2025	Derrick Talerico	B190 - Other Contested Matters Conference with M. Araki regarding 9019 Motion			0.20	675.00	135.00
06-16-2025	Derrick Talerico	B190 - Other Contested Matters Conference with Alan regarding 9019 Motion			0.20	675.00	135.00
06-16-2025	Derrick Talerico	B190 - Other Contested Matters Draft 9019 and email for comments			3.80	675.00	2,565.00
06-16-2025	Martha Araki	B190 - Other Contested Matters Telephone from D. Talerico regarding 9019 Motion with Archway and timing			0.10	295.00	29.50
06-17-2025	Martha Araki	B190 - Other Contested Matters Telephone from D. Talerico regarding 9019 Motion with Archway			0.10	295.00	29.50

Date	Professional	Task	Main Document	Page 95 of 172	Hours	Rate	Amount
<u>B190 - Other Contested Matters</u>							
06-17-2025	Martha Araki	B190 - Other Contested Matters			0.40	295.00	118.00
		Review consolidated service list regarding exclusion of Seaton and Colyton creditors for Archway 9019 settlement motion service					
06-17-2025	Derrick Talerico	B190 - Other Contested Matters			2.00	675.00	1,350.00
		Draft 9019					
06-17-2025	Derrick Talerico	B190 - Other Contested Matters			0.30	675.00	202.50
		Review Gerrich edits to 9019 and email regarding same					
06-17-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Review Zev edits to 9019					
06-17-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Conference with M. Araki regarding 9019					
06-19-2025	Derrick Talerico	B190 - Other Contested Matters			0.50	675.00	337.50
		Conferences with M. Araki regarding filing 9019 Motion					
06-19-2025	Derrick Talerico	B190 - Other Contested Matters			0.10	675.00	67.50
		Conference with Alan regarding 9019 Motion					
06-19-2025	Derrick Talerico	B190 - Other Contested Matters			2.50	675.00	1,687.50
		Revise and edit 9019 Motion					
06-19-2025	Martha Araki	B190 - Other Contested Matters			0.10	295.00	29.50
		Telephone from D. Talerico regarding 9019 Motion, timing					
06-19-2025	Martha Araki	B190 - Other Contested Matters			0.10	295.00	29.50
		Telephone to S. Fritz regarding possible 9019 Motion and service requirements					
06-19-2025	Martha Araki	B190 - Other Contested Matters			0.20	295.00	59.00
		Telephone from D. Talerico regarding 9019 Motion for Archway Settlement					
06-19-2025	Martha Araki	B190 - Other Contested Matters			1.40	295.00	413.00
		Review and revise 9019 Motion for Archway Settlement					
06-19-2025	Martha Araki	B190 - Other Contested Matters			0.50	295.00	147.50
		Further revisions to 9019 Motion for Archway Settlement					
06-19-2025	Martha Araki	B190 - Other Contested Matters			0.10	295.00	29.50
		Telephone to D. Talerico regarding Notice of Hearing, service and holding Notice until hearing issue resolved					
06-19-2025	Martha Araki	B190 - Other Contested Matters			0.10	295.00	29.50
		Revise 9019 Motion regarding Archway Settlement for hearing to be set by Court					
06-19-2025	Martha Araki	B190 - Other Contested Matters			0.10	295.00	29.50
		Finalize 9019 Motion regarding Archway Settlement					
06-20-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00

Date	Professional	Task	Main Document	Page 96 of 172	Hours	Rate	Amount
<u>B190 - Other Contested Matters</u>							
		Conferences with M. Araki regarding 9019 Motion					
06-20-2025	Martha Araki	B190 - Other Contested Matters			0.30	295.00	88.50
		Draft Application to Shorten Time on 9019 Settlement Motion					
06-22-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Conference with Gerrich regarding settlement documents and 9019 Motion					
07-07-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Conference with Alan regarding foreclosure and lease status					
07-09-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Conference with M. Araki regarding filing 9019 Motion					
07-09-2025	Derrick Talerico	B190 - Other Contested Matters			1.20	675.00	810.00
		Revise 9019 Motion					
07-10-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Conference with M. Araki regarding filing 9019					
07-10-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Conference with M. Araki regarding hearing					
07-10-2025	Derrick Talerico	B190 - Other Contested Matters			0.10	675.00	67.50
		Conference with Alan regarding hearing					
07-10-2025	Derrick Talerico	B190 - Other Contested Matters			0.20	675.00	135.00
		Conference with D. Zolkin regarding status of 9019 and Plan					
07-10-2025	Martha Araki	B190 - Other Contested Matters			0.10	295.00	29.50
		Review A. Gomperts email regarding Declaration					
07-10-2025	Martha Araki	B190 - Other Contested Matters			0.10	295.00	29.50
		Telephone with D. Talerico regarding 9019 Motion and status					
07-10-2025	Martha Araki	B190 - Other Contested Matters			0.80	295.00	236.00
		Review and revise 9019 Motion for Global Settlement with Archway					
07-10-2025	Martha Araki	B190 - Other Contested Matters			0.20	295.00	59.00
		Telephone to D. Talerico regarding Z. Shechtman approval and email correspondence with Z. Shechtman regarding approval of 9019 Archway Settlement Motion					
07-10-2025	Martha Araki	B190 - Other Contested Matters			0.20	295.00	59.00
		Further revisions to 9019 Archway Settlement Motion					
07-10-2025	Martha Araki	B190 - Other Contested Matters			0.10	295.00	29.50
		Finalize 9019 Archway Settlement Motion					
07-10-2025	Martha Araki	B190 - Other Contested Matters			0.30	295.00	88.50
		Prepare Notice of Hearing on 9019 Archway Settlement Motion					
					0.20	295.00	59.00



Date	Professional	Task	Main Document	Page 97 of 172	Hours	Rate	Amount
<u>B190 - Other Contested Matters</u>							
07-10-2025	Martha Araki	B190 - Other Contested Matters	Revise Notice of Hearing on 9019 Archway Settlement Motion				
07-10-2025	Martha Araki	B190 - Other Contested Matters	Prepare consolidated service list for Notice of Hearing on 9019 Archway Settlement Motion		1.30	295.00	383.50
07-10-2025	Martha Araki	B190 - Other Contested Matters	Further revision to Notice of Hearing on 9019 Archway Settlement Motion		0.10	295.00	29.50
07-10-2025	Martha Araki	B190 - Other Contested Matters	Finalize Notice of Hearing on 9019 Archway Settlement Motion		0.10	295.00	29.50
07-10-2025	Martha Araki	B190 - Other Contested Matters	Prepare email to S. Fritz regarding service of Notice of Hearing on 9019 Archway Settlement Motion		0.10	295.00	29.50
07-16-2025	Derrick Talerico	B190 - Other Contested Matters	Conference with Alan and Danny regarding lease and settlement		0.20	675.00	135.00
07-17-2025	Derrick Talerico	B190 - Other Contested Matters	Conference with Alan regarding status with Archway		0.20	675.00	135.00
07-21-2025	Derrick Talerico	B190 - Other Contested Matters	Conferences with Alan and Gerrich regarding settlement status		0.20	675.00	135.00
07-22-2025	Derrick Talerico	B190 - Other Contested Matters	Emails and conference with Alan regarding Settlement Agreement and debt amount		0.30	675.00	202.50
07-29-2025	Derrick Talerico	B190 - Other Contested Matters	Conference with Alan and Danny regarding Settlement Agreement		0.20	675.00	135.00
07-29-2025	Derrick Talerico	B190 - Other Contested Matters	Conference with Gerrich regarding comments on Settlement Agreement		0.20	675.00	135.00
07-30-2025	Derrick Talerico	B190 - Other Contested Matters	Review and comment on Settlement Agreement		2.00	675.00	1,350.00
07-30-2025	Derrick Talerico	B190 - Other Contested Matters	Conference with Alan and Danny regarding Settlement Agreement terms		1.30	675.00	877.50
07-31-2025	Derrick Talerico	B190 - Other Contested Matters	Conference with Gerrich regarding default interest forgiveness		0.30	675.00	202.50
07-31-2025	Derrick Talerico	B190 - Other Contested Matters	Conference with Alan and Danny regarding default interes		0.10	675.00	67.50
					42.60		25,981.00
<u>B192 - Dismissal/Conversion Matters</u>							
01-15-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters	Conferences with Alan regarding OSC dismissal		0.30	675.00	202.50
01-15-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50

Date	Professional	Task	Main Document	Page 98 of 172	Hours	Rate	Amount
<u>B192 - Dismissal/Conversion Matters</u>							
		Conferences with Zev regarding OSC response					
01-15-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.20	675.00	135.00
		Conferences with Alan regarding OSC response					
01-24-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Alan regarding OSC hearing					
01-24-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Zev regarding OSC hearing					
01-29-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			2.00	675.00	1,350.00
		Draft status report regarding OSC					
01-29-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.60	675.00	405.00
		Conferences with Alan and M. Araki regarding status report					
01-29-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Email with Alan and Zev regarding status report					
01-29-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Emails with M. Araki regarding OSC registration					
01-30-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with G. Warrington regarding OSC and Status					
01-30-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.50	675.00	337.50
		Meeting with Alan and Danny and Zev regarding OSC hearing and preparation					
01-30-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with Zev regarding OSC hearing					
01-30-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			1.40	675.00	945.00
		Prepare for and attend OSC hearing					
03-10-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with M. Araki regarding dismissal orders					
03-17-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Gerrich regarding settlement					
03-17-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.50	675.00	337.50
		Conferences with Alan and Danny regarding status of settlement					
03-17-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.20	675.00	135.00
		Emails with Gerrich regarding form and terms for Order					
03-20-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.20	675.00	135.00
		Email Zev and Ryan regarding status of settlement and new Plan filing					
03-20-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.70	675.00	472.50

Date	Professional	Task	Main Document	Page 99 of 172	Hours	Rate	Amount
<u>B192 - Dismissal/Conversion Matters</u>							
		Conference with Gerrich regarding status of counter offer and settlement					
03-21-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Email with Gerrich to confirm understanding on counter offer					
03-21-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with Gerrich regarding counter offer					
03-24-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Email with Gerrich regarding settlement					
03-25-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Email with Gerrich regarding timing on Counter offer					
03-25-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.40	675.00	270.00
		Review settlement offer and email to Danny and Alan					
03-25-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with Gerrich regarding offer					
03-27-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Gerrich regarding settlement					
04-01-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Zev regarding settlement status					
04-01-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.20	675.00	135.00
		Conferences with G. Warrington regarding settlement and counter offer					
04-01-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.60	675.00	405.00
		Conference with Alan and Danny regarding settlement					
04-04-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.20	675.00	135.00
		Conference with Gerrich regarding status of counter-offer					
04-04-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.20	675.00	135.00
		Conference with Alan and Danny regarding status of counter-offer					
04-08-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Gerrich regarding moving foreclosure date and litigation stipulation					
04-08-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with Zev regarding foreclosure and litigation stipulation					
04-08-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Alan and Danny regarding foreclosure, litigation, and settlement status					
04-09-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.70	675.00	472.50
		Review and outline counter-offer					
04-09-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.40	675.00	270.00

Date	Professional	Task	Main Document	Page 100 of 172	Hours	Rate	Amount
<u>B192 - Dismissal/Conversion Matters</u>							
		Email to Alan and Danny regarding counter-offer					
04-09-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with Danny regarding counter-offer					
04-09-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Danny and Alan regarding counter-offer					
04-09-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Email with Gerrich regarding new foreclosure date					
04-11-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.60	675.00	405.00
		Conference with Gerrich regarding new offer					
04-11-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Danny regarding new offer					
04-15-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with R. Coy regarding settlement status					
04-15-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			1.10	675.00	742.50
		Conference with Alan and Danny regarding response to Archway counter-offer					
04-15-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			1.50	675.00	1,012.50
		Draft and edit counter offer to Archway					
04-15-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with regarding timing for lease implementation					
06-20-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.30	675.00	202.50
		Conference with Alan regarding foreclosure and settlement documents					
07-09-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with Alan regarding OSC hearing					
07-09-2025	Derrick Talerico	B192 - Dismissal/Conversion Matters			0.10	675.00	67.50
		Conference with Zev regarding OSC hearing					
					17.50		11,812.50
<u>B196 - Other Discovery</u>							
02-07-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with Alan and Zev and Kyoko regarding discovery coordination					
02-07-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with Alan regarding discovery response					
02-07-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Email with C. Maling regarding discovery					
02-07-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Email with Auri Streit regarding discovery					

Date	Professional	Task	Main Document	Page 101 of 172	Hours	Rate	Amount
<u>B196 - Other Discovery</u>							
02-07-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with A. Streit regarding Discovery					
02-07-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with M. Araki regarding service					
02-09-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with Alan regarding discovery responses					
02-09-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Conference with Alan and J. Stephens regarding discovery					
02-09-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with Alan and S. Gold regarding discovery					
02-10-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Emails with Streit regarding document production					
02-10-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with Zev regarding production					
02-10-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Email with J. Stephens regarding production					
02-10-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Email regarding Debbie S. production					
02-10-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conferences with C. Maling regarding production					
02-11-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with Alan regarding production					
02-11-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with Zev regarding production					
02-11-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Conferences with A. Streit regarding document production					
02-11-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Conferences with Zev and C. Chow regarding response to discovery					
02-12-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Conferences with Zev regarding discovery responses					
02-12-2025	Derrick Talerico	B196 - Other Discovery			0.50	675.00	337.50
		Conference with P. Rolfe regarding response to 1006 response					
02-12-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conferences with Alan regarding document production					

Date	Professional	Task	Main Document	Page 102 of 172	Hours	Rate	Amount
<u>B196 - Other Discovery</u>							
02-12-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
	Review and edit 1006 response						
02-12-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
	Conference with P. Rolfe regarding 1006 production						
02-12-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
	Conference with D. Halevy regarding Almighty Builders						
02-12-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
	Email with Saul Ewing to coordinate discovery responses						
02-12-2025	Derrick Talerico	B196 - Other Discovery			0.40	675.00	270.00
	Review document production						
02-12-2025	Martha Araki	B196 - Other Discovery			0.10	295.00	29.50
	Communications with P. Rolfe regarding document production to Archway						
02-12-2025	Martha Araki	B196 - Other Discovery			0.30	295.00	88.50
	Review and revise Response to Archway Document Production Request						
02-12-2025	Martha Araki	B196 - Other Discovery			0.30	295.00	88.50
	Review and revise documents for production to Archway						
02-12-2025	Martha Araki	B196 - Other Discovery			0.10	295.00	29.50
	Prepare email to P. Rolfe regarding revised Response to Document Production and documents						
02-12-2025	Paige Rolfe	B196 - Other Discovery			0.80	425.00	340.00
	Prepare objection and response to Archway Demand for Production of Voluminous Records						
02-12-2025	Paige Rolfe	B196 - Other Discovery			0.30	425.00	127.50
	Analyze authority (Federal Rules of Evidence and caselaw) to begin preparing objection and response to Archway Demand for Production of Voluminous Records						
02-12-2025	Paige Rolfe	B196 - Other Discovery			0.10	425.00	42.50
	Communications with with M. Araki re: bates numbering document production and proof of service						
02-12-2025	Paige Rolfe	B196 - Other Discovery			0.30	425.00	127.50
	Review final objection/response and documents being produced; Prepare and send email serving Warrington and other parties.						
02-14-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
	Conference with A. Steit regarding discovery and loan						
02-14-2025	Derrick Talerico	B196 - Other Discovery			0.50	675.00	337.50
	Conferences with Alan regarding loan and Streit discovery						
02-14-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
	Conference with L. Miller regarding loan						
02-14-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00

Date	Professional	Task	Main Document	Page 103 of 172	Hours	Rate	Amount
<u>B196 - Other Discovery</u>							
		Email with L. Miller regarding loan					
02-18-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with Alan regarding draft declarations					
02-18-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Email draft declarations to declarants					
02-18-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Conference with Alan and Jack regarding declarations and document production					
02-18-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with A. Phillips regarding LOI for loan					
02-18-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Emails with Saul Ewing regarding document production					
02-18-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with P. Rolfe regarding response to evidentiary objections					
02-19-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with Ryan Coch regarding status of discovery responses					
02-19-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with Alan regarding status of discovery responses					
02-19-2025	Derrick Talerico	B196 - Other Discovery			0.60	675.00	405.00
		Conference with Zev and C. Chow regarding discovery responses					
02-19-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with C. Maling regarding document production					
02-19-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with P. Rolfe regarding Maling declaration					
02-20-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Conference with Zev regarding declaration					
02-20-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with Zev regarding discovery					
02-20-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Review R. Coy OSC status update					
02-20-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with M. Araki regarding Reply filing					
02-20-2025	Derrick Talerico	B196 - Other Discovery			4.20	675.00	2,835.00
		Draft Disclosure Statement Reply					
02-21-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00

Date	Professional	Task	Main Document	Page 104 of 172	Hours	Rate	Amount
<u>B196 - Other Discovery</u>							
		Conference with Zev regarding discovery declaration					
02-21-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with Alan regarding discovery update					
02-21-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Review and sign cash collateral stipulation					
02-23-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Review Zev discovery letter draft					
02-23-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Conference with Zev regarding discovery letter and self-funding					
03-17-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Email with M. Gorman regarding documents produced					
05-19-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Conference with Gerrich regarding documents status					
05-19-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Conference with Alan regarding status					
06-06-2025	Derrick Talerico	B196 - Other Discovery			0.60	675.00	405.00
		Conference with Gerrich regarding status on documents					
06-06-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with Alan and Danny regarding document status and info requests from Archway					
06-06-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with Alan regarding personal financials					
06-26-2025	Derrick Talerico	B196 - Other Discovery			0.20	675.00	135.00
		Conference with Gerrich regarding document status					
06-26-2025	Derrick Talerico	B196 - Other Discovery			0.30	675.00	202.50
		Conference with Alan and Danny regarding document status and status report					
07-01-2025	Derrick Talerico	B196 - Other Discovery			0.10	675.00	67.50
		Call and email to Gerrich regarding status on documents					
					18.80		12,011.00
<u>B200 - Hearings</u>							
02-25-2025	David Zolkin	B200 - Hearings			0.20	675.00	135.00
		Call with D. Talerico regarding today's hearing					
02-25-2025	Derrick Talerico	B200 - Hearings			0.20	675.00	135.00
		Conference with Zev regarding pre-hearing planning					
02-25-2025	Derrick Talerico	B200 - Hearings			0.70	675.00	472.50
		Pre-hearing conferences with Alan, Danny, and J. Stephens					



Date	Professional	Task	Main Document	Page 105 of 172	Hours	Rate	Amount
<u>B200 - Hearings</u>							
02-25-2025	Derrick Talerico	B200 - Hearings			0.50	675.00	337.50
		Prepare for hearing - Lease and Loan Motions					
02-25-2025	Derrick Talerico	B200 - Hearings			2.00	675.00	1,350.00
		Attend hearing on Lease and Loan Motions					
02-25-2025	Derrick Talerico	B200 - Hearings			0.20	675.00	135.00
		Conference with M. Araki regarding stipulations and orders from hearing					
02-25-2025	Derrick Talerico	B200 - Hearings			0.20	675.00	135.00
		Conference with D. Zolkin regarding hearing					
02-25-2025	Derrick Talerico	B200 - Hearings			0.40	675.00	270.00
		Conference with Alan regarding settlement engagement with Archway					
02-25-2025	Derrick Talerico	B200 - Hearings			0.10	675.00	67.50
		Email with M. Gorman regarding hearing					
03-31-2025	Martha Araki	B200 - Hearings			0.10	295.00	29.50
		Email correspondence with D. Talerico regarding ZoomGov Hearing					
03-31-2025	Martha Araki	B200 - Hearings			0.10	295.00	29.50
		Prepare email to Zurzolo chambers regarding D. Talerico appearance at hearing					
04-01-2025	Derrick Talerico	B200 - Hearings			0.30	675.00	202.50
		Attend cash collateral hearing					
04-08-2025	Derrick Talerico	B200 - Hearings			0.10	675.00	67.50
		Conference with M. Araki regarding hearing appearance					
04-10-2025	Derrick Talerico	B200 - Hearings			1.50	675.00	1,012.50
		Prepare for and attend OSC hearing					
04-10-2025	Derrick Talerico	B200 - Hearings			0.30	675.00	202.50
		Conferences with Danny and Alan regarding hearing and timing for settlement					
05-22-2025	Derrick Talerico	B200 - Hearings			0.50	675.00	337.50
		Attend OSC hearing					
07-10-2025	Derrick Talerico	B200 - Hearings			1.30	675.00	877.50
		Prepare for and attend hearing on OSC					
					8.70		5,796.50
<u>B210 - Business Operations</u>							
01-29-2025	Derrick Talerico	B210 - Business Operations			0.30	675.00	202.50
		Conference with Alan and Danny regarding Certificate of Occupancy					
01-29-2025	Derrick Talerico	B210 - Business Operations			1.20	675.00	810.00
		Draft Halevy declaration regarding Certificate of Occupancy					

Date	Professional	Task	Main Document	Page 106 of 172	Hours	Rate	Amount
<u>B210 - Business Operations</u>							
01-30-2025	Derrick Talerico	B210 - Business Operations	Email with C. Maling regarding Certificate of Occupancy and lease		0.20	675.00	135.00
01-30-2025	Derrick Talerico	B210 - Business Operations	Conferences with Alan regarding Certificate of Occupancy		0.30	675.00	202.50
03-04-2025	Derrick Talerico	B210 - Business Operations	Conference with Alan regarding status		0.10	675.00	67.50
03-04-2025	Derrick Talerico	B210 - Business Operations	Email with Gerrich		0.10	675.00	67.50
03-06-2025	Derrick Talerico	B210 - Business Operations	Conference with Zev regarding settlement status and strategy		0.40	675.00	270.00
03-06-2025	Derrick Talerico	B210 - Business Operations	Conference with G. Warrington regarding Zoom meeting		0.20	675.00	135.00
03-06-2025	Derrick Talerico	B210 - Business Operations	Conference with Alan regarding Zoom meeting with Archway		0.20	675.00	135.00
03-07-2025	Derrick Talerico	B210 - Business Operations	Conference with Alan regarding settlement meeting		0.20	675.00	135.00
03-07-2025	Derrick Talerico	B210 - Business Operations	Emails with Gerrich regarding settlement meeting		0.10	675.00	67.50
04-30-2025	Derrick Talerico	B210 - Business Operations	Conference with Alan		0.20	675.00	135.00
04-30-2025	Derrick Talerico	B210 - Business Operations	Conference with Garrich		0.10	675.00	67.50
05-15-2025	Derrick Talerico	B210 - Business Operations	Conference with Zev regarding settlement documents		0.20	675.00	135.00
					<hr/> 3.80		<hr/> 2,565.00
<u>B230 - Financing / Cash Collateral</u>							
01-10-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email Streit regarding loan		0.10	675.00	67.50
01-13-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding loan		0.20	675.00	135.00
01-13-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email and conference with Streit regarding loan		0.30	675.00	202.50
01-15-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with Streit regarding LOI		0.20	675.00	135.00
01-15-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00

Date	Professional	Task	Main Document	Page 107 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Review Streit LOI					
01-15-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	675.00	202.50
		Conference with Alan regarding Streit LOI					
02-03-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	675.00	202.50
		Conferences with C. Malin regarding valuation					
02-03-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	675.00	202.50
		Review C. Malin valuation					
02-03-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.40	675.00	270.00
		Conference with Alan regarding valuation					
02-03-2025	Derrick Talerico	B230 - Financing / Cash Collateral			3.00	675.00	2,025.00
		Draft declarations to support lease and finance motions					
02-03-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00
		Conference with A. Streit regarding loan					
02-03-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00
		Review revised LOI					
02-03-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Conferences with Alan regarding LOI terms					
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Review A. Gomperts Declaration and Exhibits and revise					
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Telephone from D. Talerico regarding status of Declarations for Motion, proposed Financing Order					
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral			0.30	295.00	88.50
		Research corporate officers for service of Motion to address objections raised					
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral			0.20	295.00	59.00
		Prepare Streit Declaration and Exhibit					
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Telephone with D. Talerico regarding issues with Exhibit 2 to Streit Declaration and resolution					
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral			0.30	295.00	88.50
		Revise Declarations of A. Gomperts, D. Halevy, C. Maling, J. Stephens and A. Streit in Support of Motion for Postpetition Loan					
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral			0.30	295.00	88.50
		Draft proposed Order for Motion for Postpetition Loan					
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral			0.50	295.00	147.50
		Review and revise Motion to Enter into Postpetition Loan					
					0.20	295.00	59.00

Date	Professional	Task	Main Document	Page 108 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral	Finalize Motion to Enter into Postpetition Loan				
02-04-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Lease and loan filing		0.10	675.00	67.50
02-04-2025	Martha Araki	B230 - Financing / Cash Collateral	Telephone from D. Talerico regarding new Loan Motion, related declarations and timing		0.10	295.00	29.50
02-05-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Streit and M. Araki regarding service		0.10	675.00	67.50
02-05-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Review discovery requests from prior lease and loan motions		0.30	675.00	202.50
02-05-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Auri regarding service of motions		0.10	675.00	67.50
02-15-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference and email with L. Miller regarding loan and lease		0.20	675.00	135.00
02-16-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conferences with lender regarding deal structure		0.30	675.00	202.50
02-16-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conferences with Alan regarding Streit discovery response		0.80	675.00	540.00
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding loan issues		0.60	675.00	405.00
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with A. Streit regarding LOI withdrawal		0.10	675.00	67.50
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding Streit and replacement loan		0.30	675.00	202.50
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Zev regarding loan status		0.20	675.00	135.00
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Zev regarding reply to Disclosure Statement opposition		0.10	675.00	67.50
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email and conference with A. Phillips regarding DIP loan		0.50	675.00	337.50
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding Serene loan		0.10	675.00	67.50
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan and additional lender regarding deal		0.50	675.00	337.50

Date	Professional	Task	Main Document	Page 109 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral			2.50	675.00	1,687.50
		Draft declarations in response to loan and lease opposition					
02-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00
		Review evidentiary objections					
02-18-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	675.00	337.50
		Conference with L. Jurich regarding Serene Loan					
02-18-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		COnf Alan regarding new loan LOI					
02-18-2025	Paige Rolfe	B230 - Financing / Cash Collateral			2.40	425.00	1,020.00
		Prepare responses to Archway's omnibus evidentiary objections to Broadway's declarations in support of motions to authorize post-petition lease and post-petition financing					
02-18-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Telephone from P. Rolfe regarding Reply to Archway's Omni Evidentiary Objections					
02-18-2025	Martha Araki	B230 - Financing / Cash Collateral			0.40	295.00	118.00
		Review and revise Reply to Archway's Omni Evidentiary Objections					
02-18-2025	Martha Araki	B230 - Financing / Cash Collateral			0.20	295.00	59.00
		Finalize Reply to Archway's Omni Evidentiary Objections					
02-18-2025	Martha Araki	B230 - Financing / Cash Collateral			0.20	295.00	59.00
		Review and revise A. Gomperts, T. Bell and J. Stephens Declarations					
02-18-2025	Martha Araki	B230 - Financing / Cash Collateral			0.30	295.00	88.50
		Review and revise D. Talerico Declaration and exhibits for Reply to Archway Omni Objection					
02-18-2025	Martha Araki	B230 - Financing / Cash Collateral			0.20	295.00	59.00
		Review and revise Reply to Archway Omni Objections					
02-18-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Finalize Reply to Archway Omni Objections					
02-19-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Telephone from D. Talerico regarding Auriel Declaration					
02-19-2025	Martha Araki	B230 - Financing / Cash Collateral			0.20	295.00	59.00
		Review and revise Auriel Declaration					
02-19-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Finalize Auriel Declaration					
02-20-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.90	675.00	607.50
		Conferences with Alan regarding loan					
02-21-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	675.00	337.50
		Conference with Alan regarding self-funding					

Date	Professional	Task	Main Document	Page 110 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
02-21-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with L. Jurich regarding DIP loan terms		0.20	675.00	135.00
02-21-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Serene regarding DIP loan terms		0.20	675.00	135.00
02-23-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Danny regarding self-funding		0.20	675.00	135.00
02-23-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding self-funding		0.20	675.00	135.00
02-24-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding financing		0.20	675.00	135.00
02-24-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with M. Araki regarding ballots		0.60	675.00	405.00
02-24-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Emails regarding further Maling production		0.10	675.00	67.50
02-24-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with Saul regarding solicitation		0.20	675.00	135.00
02-25-2025	Martha Araki	B230 - Financing / Cash Collateral	Telephone from D. Talerico regarding hearing results, preparation of Stipulation to Dismiss Loan Motion		0.10	295.00	29.50
02-25-2025	Martha Araki	B230 - Financing / Cash Collateral	Prepare Stipulation and Order to Dismiss Loan Motion		0.30	295.00	88.50
02-25-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Serene regarding loan status		0.10	675.00	67.50
03-03-2025	Martha Araki	B230 - Financing / Cash Collateral	Draft Order regarding Voluntary Dismissal of Loan Motion		0.10	295.00	29.50
03-10-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with M. Gorman regarding VBH financials		0.20	675.00	135.00
03-10-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan and M. Gorman regarding financial documents		0.20	675.00	135.00
03-13-2025	Martha Araki	B230 - Financing / Cash Collateral	Draft Order regarding Dismissal of Loan Motion		0.30	295.00	88.50
03-13-2025	Martha Araki	B230 - Financing / Cash Collateral	Email correspondence with D. Talerico regarding revisions to draft Order regarding Dismissal of Loan Motion		0.10	295.00	29.50
03-14-2025	Martha Araki	B230 - Financing / Cash Collateral	Revise Order regarding Dismissal of Loan Motion		0.10	295.00	29.50

Date	Professional	Task	Main Document	Page 111 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
03-14-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Alan and M. Gorman regarding financial documents		0.10	675.00	67.50
03-14-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with M. Gorman regarding confidentiality and documents		0.10	675.00	67.50
03-14-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding VBH financials		0.10	675.00	67.50
03-14-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with Gerrich regarding VBH confidentiality		0.10	675.00	67.50
03-14-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding VBH confidentiality and email to M. Gorman regarding same		0.20	675.00	135.00
03-14-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Review and edit Order to Withdraw Loan Motion and emails with M. Araki regarding same		0.20	675.00	135.00
03-14-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with M. Gorman regarding confidentiality representation		0.10	675.00	67.50
03-14-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with Gerrich regarding confidentiality representation		0.10	675.00	67.50
03-15-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with Gerrich, Allan, and M. Gorman regarding VBH confidentiality		0.10	675.00	67.50
03-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email with L. Sarenas regarding Urbanline payment		0.10	675.00	67.50
03-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with Alan and Danny regarding anticipated cure payments		0.20	675.00	135.00
03-20-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Gerrich regarding lessee financials		0.10	675.00	67.50
03-20-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan		0.10	675.00	67.50
03-26-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Alan regarding potential loan to refinance debt		0.10	675.00	67.50
04-01-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conferences with Zev regarding cash collateral hearing and stipulation		0.40	675.00	270.00
04-01-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with G. Warrington regarding cash collateral hearing		0.10	675.00	67.50
04-02-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Call with Alan and lender		0.50	675.00	337.50

Date	Professional	Task	Main Document	Page 112 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
04-03-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email with R. Coy regarding cash collateral stipulation		0.10	675.00	67.50
04-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Review terms on loan and restructure		0.30	675.00	202.50
04-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Danny regarding Archway position on collateral		0.20	675.00	135.00
04-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan and Danny regarding Archway position on collateral and strategy		0.70	675.00	472.50
04-23-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan and Danny regarding collateral		0.30	675.00	202.50
04-28-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with R. Coy regarding cash collateral hearing		0.10	675.00	67.50
05-12-2025	Paige Rolfe	B230 - Financing / Cash Collateral	Begin preparing stipulation to continue hearing on cash collateral motion		0.20	425.00	85.00
05-13-2025	Paige Rolfe	B230 - Financing / Cash Collateral	Finish preparing stipulation to continue hearing on cash collateral motion		0.80	425.00	340.00
05-21-2025	David Zolkin	B230 - Financing / Cash Collateral	Discuss cash collateral stipulation with D. Talerico		0.10	675.00	67.50
05-22-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Revise and edit SLA Cash Collateral Stipulation and Order and email to C. Crowell		1.80	675.00	1,215.00
06-16-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Emails with Alan regarding Wells Fargo LOC		0.10	675.00	67.50
06-17-2025	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Gerrich regarding Wells Fargo LOC		0.10	675.00	67.50
					<hr/> 32.20		<hr/> 18,947.00
<u>B310 - Claims Administration/Objections</u>							
05-21-2025	Derrick Talerico	B310 - Claims Administration/Objections	Conference with Alan and Danny regarding administrative claims		0.20	675.00	135.00
					<hr/> 0.20		<hr/> 135.00
<u>B320 - Plan and Disclosure Statement</u>							
01-03-2025	Derrick Talerico	B320 - Plan and Disclosure Statement	Emails and conference with J. Maddox regarding valuation		0.20	675.00	135.00
01-03-2025	Derrick Talerico	B320 - Plan and Disclosure Statement	Conference with Alan, Danny and Zev regarding Plan strategy		0.20	675.00	135.00
01-14-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.60	675.00	405.00



Date	Professional	Task	Main Document	Page 113 of 172	Hours	Rate	Amount
<u>B320 - Plan and Disclosure Statement</u>							
		Conference with M. Araki regarding Plan & Disclosure Statement deadlines					
01-14-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.50	675.00	337.50
		Conference with Zev regarding Plan strategy					
01-14-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.60	295.00	177.00
		Calls with D. Talerico regarding review and calculation of dates for Plan and DS timeline for 4/10 confirmation hearing					
01-14-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.80	295.00	236.00
		Calculate dates for Plan and DS timeline for 4/10 confirmation hearing					
01-14-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.50	295.00	147.50
		Prepare Plan and DS timeline for 4/10 confirmation hearing					
01-14-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Prepare email to D. Talerico regarding Plan and DS timeline for 4/10 confirmation hearing					
01-15-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone to S. Fritz regarding DS Hearing Notice service					
01-15-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Multiple calls from D. Talerico regarding information from individual MORs and status of Plan and DS					
01-15-2025	Martha Araki	B320 - Plan and Disclosure Statement			1.40	295.00	413.00
		Review and revise Plan and Disclosure Statement and related exhibits					
01-15-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Prepare Notice of Disclosure Statement Hearing					
01-15-2025	Martha Araki	B320 - Plan and Disclosure Statement			1.00	295.00	295.00
		Review Disclosure Statement service list and update					
01-15-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Telephone and email with S. Fritz regarding DS Notice service and service list					
01-15-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Finalize Plan, Disclosure Statement and Notice of Disclosure Statement Hearing					
01-15-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Prepare email to S. Fritz regarding Notice of Disclosure Statement Hearing for service					
01-16-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Email correspondence with D. Talerico regarding timing on Motion to Approve Disclosure Statement					
01-16-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			1.00	675.00	675.00
		Conferences with Alan regarding Disclosure Statement and Plan and exhibits					
01-16-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.70	675.00	472.50
		Conference with M. Araki regarding edits to and filing Plan and Disclosure Statement					
					6.60	675.00	4,455.00

Date	Professional	Task	Main Document	Page 114 of 172	Hours	Rate	Amount
<u>B320 - Plan and Disclosure Statement</u>							
01-16-2025	Derrick Talerico	B320 - Plan and Disclosure Statement					
		Draft Plan and exhibits					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone from D. Talerico regarding Motion to Approve Discl Stmt, discovery requests received from Archway					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.40	295.00	118.00
		Telephone with D. Talerico regarding recalculating timeline to shorten time between solicitation service and ballot deadline					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone from D. Talerico regarding Amended Plan and DS and Motion to Approve DS					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone from D. Talerico regarding Amended Plan and DS, exhibits to be revised					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.30	295.00	88.50
		Review and revise February Amended Plan and DS					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.50	295.00	147.50
		Review and revise Exhibit to February Amended Plan and DS					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone to D. Talerico regarding A. Gomperts Declaration for Amended Plan, references					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Review A. Gomperts Declaration and Exhibit F					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Telephone to D. Talerico regarding LOI and lease					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Email correspondence with A. Gomperts regarding revised Ex F for Amended Plan					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Further revisions to February Amended Plan and DS					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Finalize February Amended Plan and DS					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone from D. Talerico regarding Motion to Approve Plan and DS, exhibits					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Review and revise Motion to Approve Plan and DS					
02-06-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Finalize Motion to Approve Plan and DS					
02-20-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.80	675.00	540.00
		Conferences with Alan and Danny regarding Plan and Disclosure Statement					

Date	Professional	Task	Main Document	Page 115 of 172	Hours	Rate	Amount
<u>B320 - Plan and Disclosure Statement</u>							
02-20-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone from D. Talerico regarding Reply to Disclosure Statement Oppositions					
02-20-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.60	295.00	177.00
		Review and revise Reply to Disclosure Statement Oppositions, Exhibits					
02-20-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Finalize Reply to Disclosure Statement Oppositions					
02-24-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	675.00	202.50
		Conference with Zev regarding plan solicitation					
02-24-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Telephone from D. Talerico regarding new Amended Plan, ballots, solicitation service and coordination with Z. Shechtman's office					
02-24-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.70	295.00	206.50
		Review Plan and Disclosure Statement regarding information for ballots					
02-24-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.40	295.00	118.00
		Draft Ballot form for customized ballots					
02-24-2025	Martha Araki	B320 - Plan and Disclosure Statement			1.60	295.00	472.00
		Prepare solicitation and balloting grids, ballot groupings					
02-24-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.30	295.00	88.50
		Multiple calls with D. Talerico regarding ballots, voting, classes and issues, customized ballots					
02-24-2025	Martha Araki	B320 - Plan and Disclosure Statement			1.00	295.00	295.00
		Prepare Ballot master and Ballot merge data					
02-24-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Telephone to D. Talerico regarding review of Ballot master and Ballot merge data					
02-27-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.20	295.00	59.00
		Telephone from D. Talerico regarding Disclosure Statement Hearing, and Court comments, preparation of Order of voluntary dismissal of DS Motion					
03-07-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	675.00	135.00
		Conference with M. Araki regarding orders on stipulations to dismiss lease, loan, and Plan					
03-14-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Draft Order regarding Dismissal of DS Motion					
03-18-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			3.00	675.00	2,025.00
		Revise and edit Plan and Disclosure Statement					
03-18-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	675.00	202.50
		Conference with Gerrich regarding settlement and new Plan					
03-18-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	675.00	135.00

Date	Professional	Task	Main Document	Page 116 of 172	Hours	Rate	Amount
<u>B320 - Plan and Disclosure Statement</u>							
		Conference with Alan and Danny regarding strategy and new Plan					
03-18-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Review D. Talerico email regarding filing new Plan and DS, Expand Period Motion					
03-18-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.50	295.00	147.50
		Review and revise Expand Period Motion					
03-18-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.50	295.00	147.50
		Review Court MMLs for 6 remaining debtor cases for preparation of consolidated service list for Plan and DS					
03-18-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.80	295.00	236.00
		Prepare consolidated service list for Plan and DS for all 6 remaining joint debtors					
03-18-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone from D. Talerico regarding Plan and DS on hold pending new deal					
03-18-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone from D. Talerico regarding transcript from prior Plan and DS hearing					
03-18-2025	Martha Araki	B320 - Plan and Disclosure Statement			0.10	295.00	29.50
		Telephone to Exceptional Reporting regarding transcript from prior Plan and DS hearing					
03-19-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			2.80	675.00	1,890.00
		Draft and revise Plan and Disclosure Statement					
04-19-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			4.60	675.00	3,105.00
		Draft and revise Plan					
04-20-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	675.00	135.00
		Conference with Alan regarding call with Bobby					
04-20-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			2.20	675.00	1,485.00
		Draft and revise Plan					
04-21-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	675.00	67.50
		Conferences with Alan and Danny regarding discussion with Archway, Plan, foreclosure, RFS and settlement					
04-21-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.40	675.00	270.00
		Conferences with Gerrich regarding foreclosure and settlement					
04-29-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	675.00	67.50
		Conference with Gerrich regarding settlement					
06-02-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	675.00	67.50
		Email with Gerrich regarding 9019 & Plan					
					41.00		21,633.00
<b>Total</b>					221.30		125,134.50

**Time Summary**

Professional		Hours	Rate	Amount
David Zolkin		0.30	675.00	202.50
Derrick Talerico		158.40	675.00	106,920.00
Martha Araki		43.60	295.00	12,862.00
Paige Rolfe		7.30	425.00	3,102.50
Sachie Fritz		11.70	175.00	2,047.50
	<b>Total</b>	221.30		125,134.50
Task	Professional	Hours	Rate	Amount
B110 - Case Administration	Derrick Talerico	1.20	675.00	810.00
	Martha Araki	4.00	295.00	1,180.00
	Sachie Fritz	11.70	175.00	2,047.50
B111 - US Trustee Requirements	Martha Araki	5.30	295.00	1,563.50
B130 - Asset Disposition	Derrick Talerico	13.80	675.00	9,315.00
	Martha Araki	0.50	295.00	147.50
B140 - Relief from Stay / Adequate Protection Proceedings	Derrick Talerico	2.70	675.00	1,822.50
	Paige Rolfe	2.40	425.00	1,020.00
B185 - Leases and Executory Contracts	Derrick Talerico	10.40	675.00	7,020.00
	Martha Araki	4.50	295.00	1,327.50
B190 - Other Contested Matters	Derrick Talerico	35.30	675.00	23,827.50
	Martha Araki	7.30	295.00	2,153.50
B192 - Dismissal/Conversion Matters	Derrick Talerico	17.50	675.00	11,812.50
B196 - Other Discovery	Derrick Talerico	16.50	675.00	11,137.50
	Martha Araki	0.80	295.00	236.00
	Paige Rolfe	1.50	425.00	637.50
B200 - Hearings	David Zolkin	0.20	675.00	135.00
	Derrick Talerico	8.30	675.00	5,602.50
	Martha Araki	0.20	295.00	59.00
B210 - Business Operations	Derrick Talerico	3.80	675.00	2,565.00
B230 - Financing / Cash Collateral	David Zolkin	0.10	675.00	67.50
	Derrick Talerico	23.60	675.00	15,930.00
	Martha Araki	5.10	295.00	1,504.50
	Paige Rolfe	3.40	425.00	1,445.00
B310 - Claims Administration/Objections	Derrick Talerico	0.20	675.00	135.00
B320 - Plan and Disclosure Statement	Derrick Talerico	25.10	675.00	16,942.50
	Martha Araki	15.90	295.00	4,690.50
	<b>Total Fees</b>			125,134.50

**Expenses**

Date	Expense	Price	Qty	Amount
<u>E098 Consultation</u>				
02-25-2025	E098 Consultation	2,500.00	1	2,500.00
	Avison Young - Chris Maling fee for BOV			
				2,500.00
<u>E101 - Copying</u>				
01-17-2025	E101 - Copying	0.20	342	68.40
	E101 - Copying Jnt Discl Stmt			
02-05-2025	E101 - Copying	0.20	4620	924.00
	E101 - Copying - Lease, Loan, Finance, Hrg			
02-05-2025	E101 - Copying	0.20	223	44.60
	E101 - Copying - Chambers - Postpetition Loan and Postpetition Lease Motions			
02-18-2025	E101 - Copying	0.20	165	33.00

Date	Expense	Main Document	Page 118 of 172	Qty	Amount
<u>E101 - Copying</u>					
	E101 - Copying - Chambers - Reply Archway Obj				
02-19-2025	E101 - Copying		0.20	10	2.00
	E101 - Copying - Chambers - Auriel Dec				
03-11-2025	E101 - Copying		0.20	40	8.00
	E101 - Copying - Chambers service				
07-10-2025	E101 - Copying		0.20	2295	459.00
	E101 - Copying - DIP Hrg				
					1,539.00
<u>E106 - Online research</u>					
03-25-2025	E106 - Online research			0	186.68
	E106 - Online research - #11000329				
					186.68
<u>E107 - Delivery services / messengers</u>					
02-21-2025	E107 - Delivery services / messengers			0	37.25
	E107 - Delivery services / messengers - Courtesy Copy to Jdgc Zurzolo Inv 10970231				
					37.25
<u>E108 - Postage</u>					
01-17-2025	E108 - Postage		0.73	114	83.22
	E108 - Postage USPS - Jnt Discl Stmt				
02-05-2025	E108 - Postage		4.61	28	129.08
	E108 - Postage USPS - Lease, Loan, Finance, Hrg				
02-05-2025	E108 - Postage		2.95	28	82.60
	E108 - Postage USPS - Lease, Loan, Finance, Hrg				
02-05-2025	E108 - Postage		17.10	1	17.10
	E108 - Postage - 2 Priority Mail - Chambers				
02-18-2025	E108 - Postage		8.40	1	8.40
	E108 - Postage - Priority Mail - chambers				
02-19-2025	E108 - Postage		8.40	1	8.40
	E108 - Postage - Priority Mail - Chambers				
03-11-2025	E108 - Postage		8.40	1	8.40
	E108 - Postage - Priority Mail - Chambers service				
07-10-2025	E108 - Postage		2.19	85	186.15
	E108 - Postage - USPS - DIP Hrg				
					523.35
	<b>Total Expenses</b>				4,786.28

**Expense Summary**

Expense	Qty	Amount
E098 Consultation	1	2,500.00
E101 - Copying	7695	1,539.00
E106 - Online research	0	186.68
E107 - Delivery services / messengers	0	37.25
E108 - Postage	259	523.35
<b>Total Expenses</b>		4,786.28

**Total for this Invoice** 129,920.78

**Weintraub Zolkin Talerico and Selin LLP**

11766 Wilshire Blvd STE 730  
Los Angeles, CA 90025  
(310) 207-1494

September 02, 2025

**Alan Gomperts**

SLA Investments, LLC  
257 S Linden Dr,  
Beverly Hills, CA 90212

**Invoice Number: 2202**

Invoice Period: 03-19-2024 - 12-31-2024

**RE: SLA Investments - Ch 11 - 5157.02****Time Details**

<b>Date</b>	<b>Professional</b>	<b>Task</b>	<b>Hours</b>	<b>Rate</b>	<b>Amount</b>
<b>B110 - Case Administration</b>					
03-19-2024	Derrick Talerico	B110 - Case Administration Draft Joint Administration Motion	0.40	625.00	250.00
03-19-2024	Martha Araki	B110 - Case Administration Revise Joint Administration Motion	0.10	250.00	25.00
03-20-2024	Sachie Fritz	B110 - Case Administration Provide Telephonic Notice of First day hearing	0.40	175.00	70.00
03-20-2024	Martha Araki	B110 - Case Administration Prepare workbook of telephonic and service parties for First Day Motion	0.30	250.00	75.00
03-20-2024	Martha Araki	B110 - Case Administration Prepare Motion for Joint Administration and Notice of Hearing on Joint Administration	0.30	250.00	75.00
03-20-2024	Martha Araki	B110 - Case Administration Finalize Motion for Joint Administration and Notice of Hearing on Joint Administration	0.10	250.00	25.00
03-20-2024	Derrick Talerico	B110 - Case Administration Finalize Joint Administration Motion	0.20	625.00	125.00
03-21-2024	Martha Araki	B110 - Case Administration Prepare Exhibits to First Day Declaration of Service	0.20	250.00	50.00
03-22-2024	Martha Araki	B110 - Case Administration Prepare SLA Declaration of Service for Joint Administration Motion	0.20	250.00	50.00
03-28-2024	Martha Araki	B110 - Case Administration Prepare and finalize Order Granting Joint Administration	0.20	250.00	50.00
03-28-2024	Derrick Talerico	B110 - Case Administration Conference with M. Araki regarding Joint Administration Order	0.10	625.00	62.50
03-31-2024	Martha Araki	B110 - Case Administration	1.20	250.00	300.00

Date	Professional	Task	Main Document	Page 120 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
		Revise draft Schedules and SOFA					
04-01-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Review A. Gomperts email regarding Schedules and SOFA revisions					
04-01-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Prepare Attorney Disclosure of Compensation					
04-01-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Review new information from A. Gomperts for Schedules and SOFA					
04-01-2024	Martha Araki	B110 - Case Administration			0.50	250.00	125.00
		Review and revise Schedules and SOFA and prepare Rule 1007-4 Corporate Ownership Statement and List of Equity Holders					
04-02-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Review A. Gomperts emails regarding security deposits, corrections and operating and listing agreements					
04-02-2024	Martha Araki	B110 - Case Administration			0.90	250.00	225.00
		Revise SLA Schedules and SOFA to incorporate new information from A. Gomperts and per conference call					
04-02-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Telephone with A. Gomperts and D. Talerico regarding tenants and security deposits, Schedule F revisions					
04-02-2024	Martha Araki	B110 - Case Administration			0.70	250.00	175.00
		Revise SLA Schedule F and G pursuant to telephone with A. Gomperts and D. Talerico					
04-02-2024	Martha Araki	B110 - Case Administration			0.40	250.00	100.00
		Prepare amended MML for tenants and other new creditors					
04-02-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Review revised Schedules and SOFA to confirm all revisions					
04-02-2024	Derrick Talerico	B110 - Case Administration			0.30	625.00	187.50
		Conference with Alan regarding Schedules					
04-02-2024	Derrick Talerico	B110 - Case Administration			0.30	625.00	187.50
		Conference with M. Araki regarding SOFA					
04-02-2024	Derrick Talerico	B110 - Case Administration			0.50	625.00	312.50
		Review and edit Schedules and SOFA					
04-03-2024	Derrick Talerico	B110 - Case Administration			0.20	625.00	125.00
		Conference with Alan regarding Schedules					
04-03-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Prepare Notice of Joint Administration					
04-04-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Review and revise Notice of Joint Administration, Proof of Service and service party list					
					0.20	250.00	50.00



Date	Professional	Task	Main Document	Page 121 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
04-08-2024	Martha Araki	B110 - Case Administration	Telephone from D. Talerico regarding review of information on Schedules and SOFA, revisions to be made				
04-08-2024	Sachie Fritz	B110 - Case Administration	Prepare Joint Administration Notice for filing and service and POS regarding same				
04-09-2024	Martha Araki	B110 - Case Administration	Further revisions to SLA Schedules and SOFA				
04-09-2024	Martha Araki	B110 - Case Administration	Email correspondence with A. Gomperts and D. Talerico regarding SLA Schedules and SOFA				
04-09-2024	Martha Araki	B110 - Case Administration	Additional revisions to Schedules, SOFA and Amended MML				
04-09-2024	Martha Araki	B110 - Case Administration	Revise Schedule D and H per D. Talerico call				
04-09-2024	Martha Araki	B110 - Case Administration	Finalize Schedules, SOFA and other case commencement pleadings				
04-09-2024	Derrick Talerico	B110 - Case Administration	Conference with Alan and M. Araki regarding edits to Schedules and SOFA				
04-09-2024	Derrick Talerico	B110 - Case Administration	Revise and edit Schedules and SOFA				
04-10-2024	Sachie Fritz	B110 - Case Administration	Prepare Amended MML for filing and service and POS regarding same				
04-22-2024	Derrick Talerico	B110 - Case Administration	Review draft MOR				
04-24-2024	Derrick Talerico	B110 - Case Administration	Draft status report				
04-25-2024	Derrick Talerico	B110 - Case Administration	Conference with M. Araki regarding status report edits and filing				
04-25-2024	Derrick Talerico	B110 - Case Administration	Conference with Alan regarding status report				
04-25-2024	Derrick Talerico	B110 - Case Administration	Draft status report, declarations, and budget				
05-07-2024	Derrick Talerico	B110 - Case Administration	Email with Zev regarding 2015.3 reports				
05-09-2024	Derrick Talerico	B110 - Case Administration	Emails with Frandzel regarding 7-day package request and cash collateral				

Date	Professional	Task	Main Document	Page 122 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
07-22-2024	Derrick Talerico	B110 - Case Administration	Review MOR		0.10	625.00	62.50
08-05-2024	Derrick Talerico	B110 - Case Administration	Conference with Zev regarding tax filing		0.10	625.00	62.50
08-07-2024	Derrick Talerico	B110 - Case Administration	Emails with Alan and Zev regarding filing taxes		0.10	625.00	62.50
09-25-2024	Derrick Talerico	B110 - Case Administration	Review MORs and conference with M. Araki regarding filing same		0.10	625.00	62.50
10-02-2024	Derrick Talerico	B110 - Case Administration	Review monthly fee statement with M. Araki		0.10	625.00	62.50
10-09-2024	Sachie Fritz	B110 - Case Administration	Prepare Professional Fee Statement Notice for filing and service and POS		0.40	175.00	70.00
					15.10		5,702.50
<u>B111 - US Trustee Requirements</u>							
03-25-2024	Martha Araki	B111 - US Trustee Requirements	Prepare email to A. Gomperts regarding draft USTLA3, USTLA4, USTLA5.2 and USTLA8 for SLA		0.30	250.00	75.00
03-25-2024	Martha Araki	B111 - US Trustee Requirements	Brief review of three emails from A. Gomperts regarding information and documents for UST 7-Day package		0.20	250.00	50.00
03-25-2024	Sachie Fritz	B111 - US Trustee Requirements	Review and revise Tax statements for 7 Day package, 2021, 2022-CA, 2022-US		1.50	175.00	262.50
03-27-2024	Martha Araki	B111 - US Trustee Requirements	Review SLA documents and A. Gomperts emails regarding information and exhibits for 7 Day Package		1.00	250.00	250.00
03-27-2024	Martha Araki	B111 - US Trustee Requirements	Prepare SLA 7 Day Package and exhibits		1.00	250.00	250.00
03-28-2024	Martha Araki	B111 - US Trustee Requirements	Revise SLA USTLA3 and USTLA4 to incorporate new information from D. Talerico and A. Gomperts and revise exhibits		0.50	250.00	125.00
03-28-2024	Martha Araki	B111 - US Trustee Requirements	Communications with D. Talerico regarding further revisions to 7 Day Package		0.20	250.00	50.00
03-28-2024	Martha Araki	B111 - US Trustee Requirements	Finalize USTLA4, USTLA4 Supplement 1 and exhibits		0.10	250.00	25.00
03-28-2024	Derrick Talerico	B111 - US Trustee Requirements	Conference with M. Araki regarding UST package		0.10	625.00	62.50
03-28-2024	Derrick Talerico	B111 - US Trustee Requirements	Review UST package		0.70	625.00	437.50
					0.10	625.00	62.50

Date	Professional	Task	Main Document	Page 123 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
03-29-2024	Derrick Talerico	B111 - US Trustee Requirements	Email with Alan regarding insiders				
03-29-2024	Martha Araki	B111 - US Trustee Requirements	Email correspondence with A. Gomperts regarding SLA prepetition savings account information		0.10	250.00	25.00
03-29-2024	Martha Araki	B111 - US Trustee Requirements	Review emails from A. Gomperts regarding additional information for USTLA3		0.10	250.00	25.00
03-29-2024	Martha Araki	B111 - US Trustee Requirements	Revise USTLA3 regarding final prepetition bank accounts, insider information, DIP account information		0.30	250.00	75.00
03-31-2024	Martha Araki	B111 - US Trustee Requirements	Review A. Gomperts email regarding DIP account opening documents, revise USTLA3 for DIP opening documents and account balances and submit to UST Portal		0.20	250.00	50.00
04-08-2024	Martha Araki	B111 - US Trustee Requirements	Prepare documents and information for IDI Meeting		0.10	250.00	25.00
04-09-2024	Martha Araki	B111 - US Trustee Requirements	Review new information from client and comments from D. Talerico call and revise Schedules and SOFA		1.10	250.00	275.00
04-09-2024	Derrick Talerico	B111 - US Trustee Requirements	Prepare for and attend IDI		0.40	625.00	250.00
04-17-2024	Martha Araki	B111 - US Trustee Requirements	Review A. Gomperts email regarding draft MOR and attachments		0.20	250.00	50.00
04-18-2024	Martha Araki	B111 - US Trustee Requirements	Review information for MOR from A. Gomperts		0.30	250.00	75.00
04-18-2024	Martha Araki	B111 - US Trustee Requirements	Prepare MOR-11 for March		0.40	250.00	100.00
04-19-2024	Martha Araki	B111 - US Trustee Requirements	Further revisions to March MOR		0.20	250.00	50.00
04-22-2024	Martha Araki	B111 - US Trustee Requirements	Prepare MOR-11 attachments for March		0.20	250.00	50.00
04-22-2024	Martha Araki	B111 - US Trustee Requirements	Revise SLA MOR, attachments and POS		0.30	250.00	75.00
04-22-2024	Martha Araki	B111 - US Trustee Requirements	Revise MOR-11 and attachments per D. Talerico telephone call		0.20	250.00	50.00
04-30-2024	Martha Araki	B111 - US Trustee Requirements	Review prior UST 7-Day Package regarding documents needed for USTLA4 Supplement 2 and A. Gomperts emails regarding documents received to date		0.30	250.00	75.00
04-30-2024	Martha Araki	B111 - US Trustee Requirements	Request certified copy of Petition from Court		0.10	250.00	25.00

Date	Professional	Task	Main Document	Page 124 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
04-30-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare certified copy of Petition for recording in LA County Recorder's Office					
04-30-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
		Prepare USTLA Supp 2 and exhibits					
05-02-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review recorded Ch 11 petition from First Legal					
05-02-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Review USTLA4 Supp 2 and Exhibits					
05-02-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding USTLA4 Supp 2					
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise USTLA4 Supp 2 per D. Talerico					
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare email to UST and K. Morrison regarding USTLA4 Supp 2					
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Communications from D. Talerico regarding SLA savings account not reflected in UST documents					
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding SLA savings account for submission to UST					
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Analysis of SLA closing bank statement to reconcile amounts to DIP accounts					
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare email to A. Gomperts and D. Talerico regarding reconciliation of SLA closing bank statement and information needed for UST and potential Schedule A/B Amendment					
05-07-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding copies of cashiers checks from SLA pre-petition accounts					
05-08-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
		Review A. Gomperts email and documents for MOR					
05-14-2024	Derrick Talerico	B111 - US Trustee Requirements			0.20	625.00	125.00
		Conference with Alan regarding reporting					
05-16-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
		Conference with M. Araki regarding 7-day files					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Review and revise April MOR-11 Attachments					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00

Date	Professional	Task	Main Document	Page 125 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
		Prepare April MOR-11					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding April MOR-11 and MOR-11 Attachments					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding revisions to April MOR-11					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise April MOR-11 per A. Gomperts					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize April MOR-11 and Attachments					
06-19-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding financials and bank statements for MOR					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review MOR attachments from A. Gomperts					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Revise MOR attachments for May MOR					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare May MOR-11					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding May MOR-11 and attachments					
06-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Telephone with D. Talerico regarding MOR review					
06-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize May MOR and attachments					
07-07-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding information for June MOR					
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email and documents for MOR-June					
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare attachments for MOR-June					
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare June MOR-11					
07-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare MOR-11 following resolution of Cloudstrike Microsoft issue					
07-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00

Date	Professional	Task	Main Document	Page 126 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
Email correspondence with A. Gomperts and D. Talerico regarding MOR and attachments							
07-23-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
Revise and finalize MOR and attachments							
08-15-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Review A. Gomperts email regarding July MOR information							
08-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Review documents from A. Gomperts for MOR							
08-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
Prepare July MOR attachments							
08-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
Prepare MOR-11 for July							
08-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Revise July MOR, attachments and Proof of Service							
08-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Finalize July MOR							
09-10-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Review A. Gomperts email regarding information for MOR							
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Review documents from A. Gomperts for August MOR							
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Prepare August MOR attachments							
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
Prepare MOR-11 for August							
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Revise SLA MOR attachments and MOR-11 per A. Gomperts call							
09-26-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Revise and finalize MOR-11 and attachments							
09-30-2024	Martha Araki	B111 - US Trustee Requirements			0.40	250.00	100.00
Review and revise invoices for Professional Fee Statements							
09-30-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Telephone to S. Fritz regarding May invoice for Professional Fee Statement							
09-30-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
Review and revise invoice for Professional Fee Statement							
10-01-2024	Martha Araki	B111 - US Trustee Requirements			0.40	250.00	100.00

Date	Professional	Task	Main Document	Page 127 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
		Prepare Professional Fee Statements - March, April and May					
10-02-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
		Telephone calls with D. Talerico regarding review/revision of invoices for Professional Fee Statements					
10-07-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review S. Fritz email regarding final invoices for Professional Fee Statement					
10-08-2024	Martha Araki	B111 - US Trustee Requirements			0.40	250.00	100.00
		Revise March, April, May Professional Fee Statements					
10-13-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding Sept info for MOR					
10-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review MOR information-September					
10-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare MOR-September attachments					
10-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare MOR-11 for September					
10-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize MOR-11 and attachments					
11-08-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding financial information for MOR					
11-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review October MOR documents from A. Gomperts					
11-22-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare MOR attachments for October MOR					
11-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare MOR-11 for October					
11-25-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize MOR-11 and attachments for October					
11-25-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise MOR-11 and attachments for October					
12-19-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding MOR information					
12-19-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise MOR attachments					
12-19-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00

Date	Professional	Task	Main Document	Page 128 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
		Prepare MOR-11 for November					
12-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review and revise November MOR and attachments					
12-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize November MOR-11 and attachments					
					19.90		5,462.50
<u>B125 - Valuation</u>							
04-18-2024	Derrick Talerico	B125 - Valuation			0.30	625.00	187.50
		Conference with Garrick regarding access to property					
04-19-2024	Derrick Talerico	B125 - Valuation			0.20	625.00	125.00
		Conference with G. Warrington regarding appraisal					
04-19-2024	Derrick Talerico	B125 - Valuation			0.20	625.00	125.00
		Conference with Alan and Danny regarding appraisal					
					0.70		437.50
<u>B150 - Meetings of and Communications with Creditors</u>							
05-03-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			1.00	625.00	625.00
		Prepare for 341(a) meeting with A. Gompertz and attend 341(a) meeting					
05-09-2024	Martha Araki	B150 - Meetings of and Communications with Creditors			0.10	250.00	25.00
		Review D. Talerico email to P. Poupert regarding SLA 90 day cash flow and request for UST 7 Day Packages					
05-13-2024	Martha Araki	B150 - Meetings of and Communications with Creditors			0.20	250.00	50.00
		Review UST 7 Day Package regarding redactions for Archway request					
05-16-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			0.20	625.00	125.00
		Email 7-day package to Frandzel					
					1.50		825.00
<u>B160 - Fee/Employment Application</u>							
04-03-2024	David Zolkin	B160 - Fee/Employment Application			0.60	650.00	390.00
		Prepare Employment Application					
04-03-2024	David Zolkin	B160 - Fee/Employment Application			0.20	650.00	130.00
		Prepare Talerico Declaration in Support of Employment Application					
04-18-2024	Derrick Talerico	B160 - Fee/Employment Application			0.10	625.00	62.50
		Review employment requirements					
04-19-2024	Derrick Talerico	B160 - Fee/Employment Application			0.90	625.00	562.50
		Revise and edit employment application					
04-19-2024	Derrick Talerico	B160 - Fee/Employment Application			0.10	625.00	62.50
		Conferences with Alan regarding employment application					
04-19-2024	Derrick Talerico	B160 - Fee/Employment Application			0.10	625.00	62.50
		Conferences with M. Araki regarding employment application					



Date	Professional	Task	Main Document	Page 129 of 172	Hours	Rate	Amount
<u>B160 - Fee/Employment Application</u>							
					2.00		1,270.00
<u>B161 - Employment/Compensation of Others</u>							
06-28-2024	David Zolkin	B161 - Employment/Compensation of Others	Prepare motion for employment of ordinary course professionals		0.50	650.00	325.00
07-01-2024	David Zolkin	B161 - Employment/Compensation of Others	Review and revise motion for employment of ordinary course professionals		0.20	650.00	130.00
07-02-2024	David Zolkin	B161 - Employment/Compensation of Others	Prepare form declaration of disinterestedness for ordinary course professionals		0.10	650.00	65.00
07-02-2024	David Zolkin	B161 - Employment/Compensation of Others	Call with D. Talerico regarding ordinary course professionals motion		0.10	650.00	65.00
					0.90		585.00
<u>B200 - Hearings</u>							
05-09-2024	Derrick Talerico	B200 - Hearings	Attend status conference		0.10	625.00	62.50
					0.10		62.50
<u>B230 - Financing / Cash Collateral</u>							
03-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Prepare facts and consider Cash Collateral Motion		0.80	625.00	500.00
03-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding rent and expenses and loan		0.20	625.00	125.00
03-19-2024	Martha Araki	B230 - Financing / Cash Collateral	Prepare F4001-2 Cash Collateral		0.10	250.00	25.00
03-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Call and email to Frandzel regarding rents		0.20	625.00	125.00
03-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding rents		0.10	625.00	62.50
03-26-2024	David Zolkin	B230 - Financing / Cash Collateral	Call with D. Talerico regarding payments from Seaton/Colyton to SLA for management services		0.20	650.00	130.00
03-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding use of rents and SBA loan and collateral		0.30	625.00	187.50
03-28-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Email with Alan regarding account information		0.10	625.00	62.50
04-25-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding cash collateral		0.10	625.00	62.50
05-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding cash collateral request		0.10	625.00	62.50

Date	Professional	Task	Main Document	Page 130 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
05-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Review M. Fletcher regarding letter regarding cash collateral		0.10	625.00	62.50
05-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with D. Zolkin regarding cash collateral motion		0.10	625.00	62.50
05-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding use of cash collateral		0.10	625.00	62.50
05-10-2024	David Zolkin	B230 - Financing / Cash Collateral	Meet with D. Talerico regarding cash collateral stipulation and DIP loan		0.10	650.00	65.00
05-14-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding cash collateral and cross collateralization on liens		0.40	625.00	250.00
05-14-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan and T. Falk regarding cash collateral motion and adequate protection		0.30	625.00	187.50
05-23-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding cash collateral and adequate protection		0.20	625.00	125.00
05-23-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Research regarding adequate protection		0.80	625.00	500.00
05-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Analyze cross default provisions in Deeds of Trust		0.80	625.00	500.00
05-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Analyze collective collateral value		0.70	625.00	437.50
05-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding adequate protection for cash collateral use		0.30	625.00	187.50
05-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Analyze rents and expenses for Cash Collateral Motion		0.60	625.00	375.00
05-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Draft Cash Collateral Motion		2.00	625.00	1,250.00
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conferences with Alan and Danny regarding cash collateral and adequate protection		0.20	625.00	125.00
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Draft Cash Collateral Motion		0.50	625.00	312.50
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Legal research on application of 506(c) and 552(b)		0.50	625.00	312.50
06-02-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Draft joint cash collateral motion.		1.30	625.00	812.50

Date	Professional	Task	Main Document	Page 131 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
06-04-2024	David Zolkin	B230 - Financing / Cash Collateral	Call with D. Talerico regarding cash collateral motion		0.10	650.00	65.00
06-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with D. Zolkin regarding Cash Collateral Motion		0.10	625.00	62.50
06-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Edit motion regarding cash collateral		3.00	625.00	1,875.00
06-05-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Alan regarding budget for cash collateral motion.		0.30	625.00	187.50
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conferences with M. Araki regarding cash collateral forms and declarations.		0.30	625.00	187.50
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conferences with Alan regarding cash collateral declaration.		0.20	625.00	125.00
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Review cash collateral form.		0.10	625.00	62.50
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Review and revise declarations.		0.50	625.00	312.50
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Final revisions to motion.		0.40	625.00	250.00
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Email Alan and Danny regarding final drafts of motions and declarations.		0.10	625.00	62.50
06-06-2024	Martha Araki	B230 - Financing / Cash Collateral	Review and revise Motion for Use of Cash Collateral		0.20	250.00	50.00
06-06-2024	Martha Araki	B230 - Financing / Cash Collateral	Draft S. Halevy, D. Halevy and D. Talerico Declarations for Cash Collateral Motion		0.20	250.00	50.00
06-06-2024	Martha Araki	B230 - Financing / Cash Collateral	Prepare Joint F4001-2 Use of Cash Collateral		0.10	250.00	25.00
06-06-2024	Martha Araki	B230 - Financing / Cash Collateral	Prepare Exhibits for A. Gomperts Declaration		0.10	250.00	25.00
06-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Review order on cash collateral hearing and conferences with M. Araki and Alan re same.		0.10	625.00	62.50
06-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Prepare exhibits for cash collateral motion.		0.20	625.00	125.00
06-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral	Conference with Danny regarding Almighty Builders services.		0.10	625.00	62.50

Date	Professional	Task	Main Document	Page 132 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
06-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
	Conference with Alan regarding property management services.						
06-07-2024	Martha Araki	B230 - Financing / Cash Collateral			0.30	250.00	75.00
	Review and revise Motion for Use of Cash Collateral, Exhibits, Table of Contents/Authorities and Declarations						
06-07-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
	Email correspondence with D. Halevy regarding Declaration for Cash Collateral Motion						
06-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
	Final revisions and edits to Cash Collateral Motion per T. Falk comments.						
06-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
	Revise Notice of Cash Collateral Hearing and conference and email with M. Araki regarding same						
06-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
	Conference with D. Zolkin regarding declarations for cash collateral						
06-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
	Conference with Z. Shechtman regarding notice, service and declarations						
06-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
	Conferences with M. Araki regarding notice						
06-10-2024	David Zolkin	B230 - Financing / Cash Collateral			0.10	650.00	65.00
	Call with D. Talerico to discuss declaration in support of cash collateral motion						
06-10-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
	Provide telephonic notice of hearing on Cash Collateral Motion, deadlines to assigned parties						
06-10-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
	Telephone with D. Talerico regarding Notice of Hearing on Cash Collateral						
06-10-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
	Prepare email to J. James/Harvest attorney regarding Notice of Hearing on Cash Collateral and related documents						
06-10-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
	Continue to provide telephonic notice to parties who were not reached on initial attempts						
06-13-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
	Revise Telephonic and Overnight Declaration of Service of Notice of Cash Collateral Hearing						
06-13-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
	Revise Exhibits to Telephonic and Overnight Declaration of Service of Notice of Cash Collateral Hearing						
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
	Conference with M. Araki regarding Cash Collateral Notice Declaration and review notice						
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50

Date	Professional	Task	Main Document	Page 133 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Email with M. Araki regarding filing reply					
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Review cash collateral oppositions and email to Alan and Zev					
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.60	625.00	375.00
		Conference with Zev and G. Warrington regarding cash collateral oppositions and reply					
06-17-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Email with D. Talerico regarding filing Reply					
06-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.70	625.00	437.50
		Revise and edit reply and email with Z. Shechtman and Alan regarding same					
06-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conferences with Zev regarding cash collateral reply					
06-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Alan regarding cash collateral declaration.					
06-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with M. Araki regarding Cash Collateral Declaration					
06-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	625.00	312.50
		Draft declaration					
06-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Email with Z. Shechtman regarding Cash Collateral Order					
06-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral			2.00	625.00	1,250.00
		Prepare for and attend cash collateral hearing					
06-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with G. Warrington regarding Cash Collateral Order					
06-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	625.00	312.50
		Revise and edit Cash Collateral Order and email with Zev and T. Falk					
06-27-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Review G. Warrington edits on interim order.					
06-27-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Email with Zev regarding latest version of interim order.					
07-01-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Review Wells Fargo Bank comments on order					
07-01-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with G. Warrington regarding Wells Fargo edits					
07-05-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50

Date	Professional	Task	Main Document	Page 134 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Review and edit Zev revision to Cash Collateral Order					
07-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Review latest revisions on order					
07-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Zev regarding edits and upload					
07-15-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Zev regarding cash collateral status report					
07-16-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Emails with Zev and G. Warrington regarding cash collateral					
07-22-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Email with Zev regarding cash collateral hearing					
11-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.40	625.00	250.00
		Conference with Ryan and Zev regarding Cash Collateral extension					
12-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	625.00	312.50
		Attand Cash Collateral hearing					
					27.40		16,350.00
<u>B310 - Claims Administration/Objections</u>							
06-17-2024	Martha Araki	B310 - Claims Administration/Objections			0.10	250.00	25.00
		Research claims registers for individual claims					
06-17-2024	Martha Araki	B310 - Claims Administration/Objections			0.10	250.00	25.00
		Telephone with D. Talerico regarding updating creditor claims list					
08-05-2024	Martha Araki	B310 - Claims Administration/Objections			0.10	250.00	25.00
		Research claims register of claims filed in case					
08-07-2024	Derrick Talerico	B310 - Claims Administration/Objections			0.20	625.00	125.00
		Review proofs of claim and analyze claims for objection					
08-07-2024	Derrick Talerico	B310 - Claims Administration/Objections			0.10	625.00	62.50
		Revise claims chart					
08-08-2024	Derrick Talerico	B310 - Claims Administration/Objections			0.10	625.00	62.50
		Email with Alan re potential claims objections					
					0.70		325.00
<u>B320 - Plan and Disclosure Statement</u>							
06-13-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	625.00	62.50
		Review and prepare form Plan					
06-15-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Draft Plan					
					0.60	625.00	375.00

Date	Professional	Task	Main Document	Page 135 of 172	Hours	Rate	Amount
<u>B320 - Plan and Disclosure Statement</u>							
06-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan					
06-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference with Alan regarding Plan terms			0.10	625.00	62.50
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan			0.70	625.00	437.50
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference with Alan regarding Plan terms and projections			0.30	625.00	187.50
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan exhibits			2.00	625.00	1,250.00
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference and emails with M. Araki regarding updating creditor claim list			0.10	625.00	62.50
06-17-2024	Martha Araki	B320 - Plan and Disclosure Statement Revise Plan Class chart			0.10	250.00	25.00
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan			0.60	625.00	375.00
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Revise Plan exhibits			1.90	625.00	1,187.50
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conferences with M. Araki regarding filing Plan			0.10	625.00	62.50
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference with Alan regarding Plan projections			0.10	625.00	62.50
06-18-2024	Martha Araki	B320 - Plan and Disclosure Statement Telephone with D. Talerico regarding filing Plan			0.10	250.00	25.00
07-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference with Alan regarding Plan projections			0.20	625.00	125.00
07-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Review and edit revised projections			0.30	625.00	187.50
10-31-2024	Martha Araki	B320 - Plan and Disclosure Statement Review Court master mailing list and claims dockets for service parties for DS Notice			0.20	250.00	50.00
10-31-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft and revise Plan and Disclosure Statement			0.50	625.00	312.50
10-31-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conferences with with Alan regarding Plan			0.20	625.00	125.00

Date	Professional	Task	Main Document	Page 136 of 172	Hours	Rate	Amount
<u>B320 - Plan and Disclosure Statement</u>							
10-31-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Conferences with M. Araki regarding Plan exhibits and filing					
					8.70		5,287.50
<b>Total</b>					77.00		36,307.50

**Time Summary**

Professional	Hours	Rate	Amount
David Zolkin	2.20	650.00	1,430.00
Derrick Talerico	43.80	625.00	27,375.00
Martha Araki	27.70	250.00	6,925.00
Sachie Fritz	3.30	175.00	577.50
<b>Total</b>	77.00		36,307.50

  

Task	Professional	Hours	Rate	Amount
B110 - Case Administration	Derrick Talerico	5.50	625.00	3,437.50
	Martha Araki	7.80	250.00	1,950.00
	Sachie Fritz	1.80	175.00	315.00
B111 - US Trustee Requirements	Derrick Talerico	1.60	625.00	1,000.00
	Martha Araki	16.80	250.00	4,200.00
	Sachie Fritz	1.50	175.00	262.50
B125 - Valuation	Derrick Talerico	0.70	625.00	437.50
B150 - Meetings of and Communications with Creditors	Derrick Talerico	1.20	625.00	750.00
	Martha Araki	0.30	250.00	75.00
B160 - Fee/Employment Application	David Zolkin	0.80	650.00	520.00
	Derrick Talerico	1.20	625.00	750.00
B161 - Employment/Compensation of Others	David Zolkin	0.90	650.00	585.00
B200 - Hearings	Derrick Talerico	0.10	625.00	62.50
B230 - Financing / Cash Collateral	David Zolkin	0.50	650.00	325.00
	Derrick Talerico	24.80	625.00	15,500.00
	Martha Araki	2.10	250.00	525.00
B310 - Claims Administration/Objections	Derrick Talerico	0.40	625.00	250.00
	Martha Araki	0.30	250.00	75.00
B320 - Plan and Disclosure Statement	Derrick Talerico	8.30	625.00	5,187.50
	Martha Araki	0.40	250.00	100.00
<b>Total Fees</b>				36,307.50

**Expenses**

Date	Expense	Price	Qty	Amount
<u>E101 - Copying</u>				
03-20-2024	E101 - Copying	0.20	28	5.60
	E101 - Copying - Joint Admin Motion/Notice			
04-08-2024	E101 - Copying	0.20	114	22.80
	E101 - Copying - Jnt Admin			
04-10-2024	E101 - Copying	0.20	78	15.60
	E101 - Copying - Jnt Admin			
09-09-2024	E101 - Copying	0.20	33	6.60
	E101 - Copying - Fee Stmt (5)			
				50.60
<u>E107 - Delivery services / messengers</u>				
05-01-2024	E107 - Delivery services / messengers		0	173.95



Date	Expense	Main Document	Page 137	Potential	Qty	Amount
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E107 - Delivery services / messengers

E107 - Delivery services / messengers - Vol Petition - Inv 10790586

173.95

E108 - Postage

04-08-2024	E108 - Postage	0.68	19	12.92
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E108 - Postage - USPS - Jnt Admin

04-10-2024	E108 - Postage	0.68	13	8.84
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E108 - Postage - USPS-Amended MML

09-09-2024	E108 - Postage		0	2.92
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E108 - Postage - USPS - Fee Stmt

24.68

E112 - Court fees

04-10-2024	E112 - Court fees		0	34.00
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E112 - Court fees

34.00

**Total Expenses** 283.23**Expense Summary**

Expense	Qty	Amount
E101 - Copying	253	50.60
E107 - Delivery services / messengers	0	173.95
E108 - Postage	32	24.68
E112 - Court fees	0	34.00
<b>Total Expenses</b>		283.23

**Total for this Invoice** 36,590.73

**Weintraub Zolkin Talerico and Selin LLP**

11766 Wilshire Blvd STE 730  
 Los Angeles, CA 90025  
 (310) 207-1494

September 02, 2025

**Alan Gomperts**

SLA Investments, LLC  
 257 S Linden Dr,  
 Beverly Hills, CA 90212

**Invoice Number: 2201**

Invoice Period: 01-01-2025 - 07-31-2025

**RE: 2025 Chapter 11****Time Details**

<b>Date</b>	<b>Professional</b>	<b>Task</b>	<b>Hours</b>	<b>Rate</b>	<b>Amount</b>
<u>B110 - Case Administration</u>					
06-13-2025	Derrick Talerico	B110 - Case Administration Emails regarding Harvest wire	0.10	675.00	67.50
07-03-2025	Derrick Talerico	B110 - Case Administration Email with Alan regarding Harvest payment	0.10	675.00	67.50
			<hr/> 0.20		<hr/> 135.00
<u>B111 - US Trustee Requirements</u>					
01-21-2025	Martha Araki	B111 - US Trustee Requirements Review documents from A. Gomperts for MOR	0.10	295.00	29.50
01-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR attachments for December MOR	0.10	295.00	29.50
01-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR-11 for December MOR	0.10	295.00	29.50
01-21-2025	Martha Araki	B111 - US Trustee Requirements Finalize MOR-11, MOR attachments and Proof of Service	0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Review documents from A. Gomperts for January MOR	0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR attachments for January MOR	0.20	295.00	59.00
02-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR-11 for January	0.20	295.00	59.00
02-21-2025	Martha Araki	B111 - US Trustee Requirements Revise January MOR-11 and attachments	0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Finalize January MOR-11	0.10	295.00	29.50

Date	Professional	Task	Main Document	Page 139 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
03-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Review and revise MOR attachments						
03-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Prepare February MOR-11						
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Review information from A. Gomperts for MOR						
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Prepare attachments for MOR 13 - March						
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Revise attachments for MOR 13 - March						
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Prepare MOR 13 - March						
04-22-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Revise SLA MOR and attachments						
04-22-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Finalize March MOR and attachments						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Review A. Gomperts email regarding MOR documents						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Prepare MOR-11 attachments for April						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Prepare MOR-11 for April						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Revise April MOR and attachments						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Finalize April MOR and attachments						
06-19-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Review A. Gomperts email regarding May MOR information						
06-19-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Prepare May MOR attachments						
06-19-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Prepare May MOR-11						
06-23-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Revise May MOR and attachments						

Date	Professional	Task	Main Document	Page 140 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
06-23-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Finalize May MOR						
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Review MOR documents						
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Prepare 11-MOR attachments for June						
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Prepare 11-MOR for June						
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Revise June MOR and attachments						
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Finalize June MOR and attachments						
					<hr/>		<hr/>
					4.30		1,268.50
<u>B230 - Financing / Cash Collateral</u>							
04-29-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
	Conference with Gerrich regarding Cash Collateral Stipulation						
04-30-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
	Conference with C. Crowell regarding Cash Collateral Stipulation						
04-30-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
	Conference with Gerrich regarding Cash Collateral Stipulation						
04-30-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00
	Conference with Alan and Danny regarding Cash Collateral Stipulation						
04-30-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00
	Conference with R. Coy regarding Cash Collateral Stipulation						
05-01-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	675.00	202.50
	Emails and conference with C. Crowell regarding adequate protection payment						
05-01-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00
	Conferences with Alan and Danny regarding Harvest adequate protection						
05-01-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00
	Conference with Gerrich regarding cash collateral and Harvest payment						
05-01-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
	Conference with R. Coy regarding adequate protection and cash collateral status						
05-02-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
	Email with C. Crowell regarding cash collateral						
05-02-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00

Date	Professional	Task	Main Document	Page 141 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Conference with Alan regarding cash collateral					
05-02-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Call to Zev regarding cash collateral					
05-02-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00
		Review status of cash collateral hearing					
05-05-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Conference with R. Coy regarding status of cash collateral					
05-12-2025	Paige Rolfe	B230 - Financing / Cash Collateral			1.50	425.00	637.50
		Prepare stipulation between SLA and Harvest for final cash collateral order					
05-12-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Conference with P. Rolfe regarding Cash Collateral Stipulations for Harvest and Archway					
05-12-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Email C. Crowell regarding Cash Collateral Stipulation					
05-23-2025	Martha Araki	B230 - Financing / Cash Collateral			0.30	295.00	88.50
		Prepare Errata regarding Cash Collateral Stipulation					
05-23-2025	Martha Araki	B230 - Financing / Cash Collateral			0.20	295.00	59.00
		Email and call with D. Talerico regarding Cash Collateral Stipulation and Order					
05-23-2025	Martha Araki	B230 - Financing / Cash Collateral			0.20	295.00	59.00
		Review and revise Cash Collateral Stipulation and Order					
05-23-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Prepare Notice of Lodgment of Cash Collateral Order					
05-23-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Finalize Cash Collateral Stipulation and Notice of Lodgment of Cash Collateral Order					
05-23-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Review C. Crowell email regarding issue with Cash Collateral Stipulation					
05-27-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Revise Errata regarding Cash Collateral Stipulation					
05-27-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Finalize Errata regarding Cash Collateral Stipulation					
05-27-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Review D. Talerico email regarding revised Order with Harvest					
05-27-2025	Martha Araki	B230 - Financing / Cash Collateral			0.20	295.00	59.00
		Revise Stipulation and Order regarding Harvest Stipulation					
05-27-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50

Date	Professional	Task	Main Document	Page 142 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Finalize Stipulation and Order regarding Harvest Stipulation					
05-28-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	675.00	135.00
		Emails regarding loan payments					
06-06-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Email with C. Crowell regarding entry of Cash Collateral Order					
06-12-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Emails with M. Araki regarding Cash Collateral Order					
06-12-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Emails with C. Crowell regarding Cash Collateral Order and payments					
06-12-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Emails with Alan and Danny regarding adequate protection payments to Harvest					
06-12-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Email correspondence with D. Talerico regarding Harvest Cash Collateral Order submitted to Court and status of entry of Order					
06-12-2025	Martha Araki	B230 - Financing / Cash Collateral			0.10	295.00	29.50
		Telephone with D. Talerico regarding possible rejection of Order and resultant email from Court					
07-10-2025	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	675.00	67.50
		Conference with M. Araki regarding Cash Collateral Order					
					6.40		3,261.00
<u>B320 - Plan and Disclosure Statement</u>							
02-13-2025	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	675.00	202.50
		Conference with C. Crowell (Harvest) regarding disclosure statement objection					
					0.30		202.50
<b>Total</b>					11.20		4,867.00

**Time Summary**

Professional		Hours	Rate	Amount
Derrick Talerico		3.60	675.00	2,430.00
Martha Araki		6.10	295.00	1,799.50
Paige Rolfe		1.50	425.00	637.50
<b>Total</b>		11.20		4,867.00
Task	Professional	Hours	Rate	Amount
B110 - Case Administration	Derrick Talerico	0.20	675.00	135.00
B111 - US Trustee Requirements	Martha Araki	4.30	295.00	1,268.50
B230 - Financing / Cash Collateral	Derrick Talerico	3.10	675.00	2,092.50
	Martha Araki	1.80	295.00	531.00
	Paige Rolfe	1.50	425.00	637.50
B320 - Plan and Disclosure Statement	Derrick Talerico	0.30	675.00	202.50
<b>Total Fees</b>				4,867.00



**Weintraub Zolkin Talerico and Selin LLP**

11766 Wilshire Blvd STE 730

Los Angeles, CA 90025

(310) 207-1494

September 02, 2025

**David Halevy**

Negev Investments, LLC - 5155

257 S Linden Dr,

Beverly Hills, CA 90212

**Invoice Number: 2200**

Invoice Period: 03-19-2024 - 12-31-2024

**RE: Negev Investments - Ch 11 - 5155.02****Time Details**

<b>Date</b>	<b>Professional</b>	<b>Task</b>	<b>Hours</b>	<b>Rate</b>	<b>Amount</b>
<b>B110 - Case Administration</b>					
03-19-2024	Derrick Talerico	B110 - Case Administration Draft Joint Administration Motion	0.40	625.00	250.00
03-19-2024	Martha Araki	B110 - Case Administration Revise Joint Administration Motion	0.10	250.00	25.00
03-20-2024	Sachie Fritz	B110 - Case Administration Provide Telephonic Notice of First day hearing	0.40	175.00	70.00
03-20-2024	Martha Araki	B110 - Case Administration Prepare workbook of telephonic and service parties for First Day Motion	0.30	250.00	75.00
03-20-2024	Martha Araki	B110 - Case Administration Prepare Motion for Joint Administration and Notice of Hearing on Joint Administration	0.30	250.00	75.00
03-20-2024	Martha Araki	B110 - Case Administration Finalize Motion for Joint Administration and Notice of Hearing on Joint Administration	0.10	250.00	25.00
03-20-2024	Derrick Talerico	B110 - Case Administration Finalize Joint Administration Motion	0.20	625.00	125.00
03-21-2024	Martha Araki	B110 - Case Administration Prepare Exhibits to First Day Declaration of Service	0.20	250.00	50.00
03-22-2024	Martha Araki	B110 - Case Administration Prepare Negev Declaration of Service for Joint Administration Motion	0.20	250.00	50.00
03-28-2024	Martha Araki	B110 - Case Administration Prepare and finalize Order Granting Joint Administration	0.20	250.00	50.00
03-31-2024	Martha Araki	B110 - Case Administration Revise draft Schedules and SOFA	0.40	250.00	100.00
04-01-2024	Martha Araki	B110 - Case Administration	0.10	250.00	25.00



Date	Professional	Task	Main Document	Page 145 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
		Review A. Gumperts email regarding Schedules and SOFA revisions					
04-01-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Prepare Attorney Disclosure of Compensation					
04-01-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Review new information from A. Gomperts for Schedules and SOFA					
04-01-2024	Martha Araki	B110 - Case Administration			0.70	250.00	175.00
		Review and revise Schedules and SOFA and prepare Rule 1007-4 Corporate Ownership Statement and List of Equity Holders					
04-02-2024	Martha Araki	B110 - Case Administration			0.30	250.00	75.00
		Review and revise Schedules and SOFA to incorporate new information from A. Gomperts					
04-02-2024	Martha Araki	B110 - Case Administration			0.40	250.00	100.00
		Further revisions to Schedules					
04-02-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Prepare amended MML					
04-02-2024	Martha Araki	B110 - Case Administration			0.30	250.00	75.00
		Telephone with D. Talerico regarding review of draft Schedules and SOFA, further revisions to be made					
04-02-2024	Martha Araki	B110 - Case Administration			0.40	250.00	100.00
		Revise Schedules and SOFA pursuant to D. Talerico call					
04-02-2024	Derrick Talerico	B110 - Case Administration			0.30	625.00	187.50
		Conference with Alan regarding Schedules					
04-02-2024	Derrick Talerico	B110 - Case Administration			0.20	625.00	125.00
		Conference with M. Araki regarding SOFA					
04-02-2024	Derrick Talerico	B110 - Case Administration			0.50	625.00	312.50
		Review and edit Schedules & SOFA					
04-03-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Prepare Notice of Joint Administration					
04-04-2024	Martha Araki	B110 - Case Administration			0.10	250.00	25.00
		Review and revise Notice of Joint Administration, Proof of Service and service party list					
04-08-2024	Martha Araki	B110 - Case Administration			0.20	250.00	50.00
		Telephone from D. Talerico regarding review of information on Schedules and SOFA, revisions to be made					
04-08-2024	Sachie Fritz	B110 - Case Administration			0.30	175.00	52.50
		Prepare Joint Administration Notice for filing and service and POS regarding same					
04-09-2024	Derrick Talerico	B110 - Case Administration			0.20	625.00	125.00
		Conference with Alan and M. Araki regarding edits to Schedules and SOFA					
					0.40	625.00	250.00

Date	Professional	Task	Main Document	Page 146 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
04-09-2024	Derrick Talerico	B110 - Case Administration	Revise and edit Schedules and SOFA				
04-09-2024	Martha Araki	B110 - Case Administration	Review new information from client and comments from D. Talerico call and revise Schedules and SOFA		0.40	250.00	100.00
04-09-2024	Martha Araki	B110 - Case Administration	Further revisions to Negev Schedules and SOFA		0.40	250.00	100.00
04-09-2024	Martha Araki	B110 - Case Administration	Email correspondence with A. Gomperts and D. Talerico regarding Negev Schedules and SOFA		0.20	250.00	50.00
04-09-2024	Martha Araki	B110 - Case Administration	Additional revisions to Schedules, SOFA and Amended MML		0.20	250.00	50.00
04-09-2024	Martha Araki	B110 - Case Administration	Revise Schedule D and H per D. Talerico call		0.20	250.00	50.00
04-09-2024	Martha Araki	B110 - Case Administration	Finalize Schedules, SOFA and other case commencement pleadings		0.20	250.00	50.00
04-10-2024	Sachie Fritz	B110 - Case Administration	Prepare Amended MML for filing and service and POS regarding same		0.30	175.00	52.50
04-22-2024	Derrick Talerico	B110 - Case Administration	Review draft MOR		0.10	625.00	62.50
04-24-2024	Derrick Talerico	B110 - Case Administration	Draft status report		0.10	625.00	62.50
04-25-2024	Derrick Talerico	B110 - Case Administration	Conference with Alan and Danny regarding status report		0.20	625.00	125.00
04-25-2024	Derrick Talerico	B110 - Case Administration	Draft status report, declarations, and budget		0.50	625.00	312.50
04-25-2024	Derrick Talerico	B110 - Case Administration	Conference with M. Araki regarding status report edits and filing		0.10	625.00	62.50
05-13-2024	Martha Araki	B110 - Case Administration	Review UST 7 Day Package regarding redactions for Archway request		0.20	250.00	50.00
05-14-2024	Derrick Talerico	B110 - Case Administration	Conference with Alan regarding reporting		0.20	625.00	125.00
05-16-2024	Derrick Talerico	B110 - Case Administration	Email 7-day package to Frandzel		0.20	625.00	125.00
05-16-2024	Derrick Talerico	B110 - Case Administration	Conference with M. Araki regarding 7-day files		0.10	625.00	62.50

Date	Professional	Task	Main Document	Page 147 of 172	Hours	Rate	Amount
<u>B110 - Case Administration</u>							
07-22-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
	Review MOR						
09-25-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
	Review MORs and conference with M. Araki regarding filing same						
10-02-2024	Derrick Talerico	B110 - Case Administration			0.10	625.00	62.50
	Review monthly fee statement with M. Araki						
10-09-2024	Sachie Fritz	B110 - Case Administration			0.40	175.00	70.00
	Prepare Professional Fee Statement Notice for filing and service and POS						
					12.10		4,420.00
<u>B111 - US Trustee Requirements</u>							
03-25-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
	Prepare email to A. Gomperts regarding draft USTLA3, USTLA4, USTLA5.2 and USTLA8 for Negev						
03-26-2024	Martha Araki	B111 - US Trustee Requirements			0.40	250.00	100.00
	Analysis of A. Gomperts emails and documents regarding UST 7-Day package information						
03-26-2024	Martha Araki	B111 - US Trustee Requirements			0.50	250.00	125.00
	Prepare Negev UST 7-Day Package and exhibits						
03-27-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
	Review A. Gomperts email regarding USTLA8 and revise Negev 7 Day Package and exhibits						
03-28-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
	Conference with M. Araki regarding UST package						
03-28-2024	Derrick Talerico	B111 - US Trustee Requirements			0.50	625.00	312.50
	Review UST package						
03-28-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
	Email with Alan regarding insiders						
03-28-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
	Revise Negev USTLA3 and USTLA4 to incorporate new information from D. Talerico and A. Gomperts and revise exhibits						
03-28-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Communications with D. Talerico regarding further revisions to 7 Day Package						
03-28-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Finalize USTLA4 and exhibits						
03-29-2024	Derrick Talerico	B111 - US Trustee Requirements			0.10	625.00	62.50
	Email with Alan regarding insiders						
03-29-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Review emails from A. Gomperts regarding additional information for USTLA3						
					0.20	250.00	50.00

Date	Professional	Task	Main Document	Page 148 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
03-29-2024	Martha Araki	B111 - US Trustee Requirements	Revise USTLA3 regarding final prepetition bank accounts, insider information, DIP account information				
03-31-2024	Martha Araki	B111 - US Trustee Requirements	Review A. Gomperts email regarding account opening documents, revise USTLA3 for DIP opening documents and submit to UST Portal				
04-08-2024	Martha Araki	B111 - US Trustee Requirements	Prepare documents and information for IDI Meeting				
04-09-2024	Derrick Talerico	B111 - US Trustee Requirements	Prepare for and attend IDI				
04-17-2024	Martha Araki	B111 - US Trustee Requirements	Review A. Gomperts email regarding draft MOR and attachments				
04-19-2024	Martha Araki	B111 - US Trustee Requirements	Review information for MOR from A.Gomperts				
04-19-2024	Martha Araki	B111 - US Trustee Requirements	Prepare MOR-11 for March				
04-22-2024	Martha Araki	B111 - US Trustee Requirements	Prepare MOR-11 attachments for March				
04-22-2024	Martha Araki	B111 - US Trustee Requirements	Revise Negev MOR, attachments and POS				
04-22-2024	Martha Araki	B111 - US Trustee Requirements	Revise MOR-11 and attachments per D. Talerico telephone call				
04-30-2024	Martha Araki	B111 - US Trustee Requirements	Review prior UST 7-Day Package regarding documents needed for USTLA4 Supplement 2 and A. Gomperts emails regarding documents received to date				
04-30-2024	Martha Araki	B111 - US Trustee Requirements	Request certified copy of Petition from Court				
04-30-2024	Martha Araki	B111 - US Trustee Requirements	Prepare certified copy of Petition for recording in Riverside Recorder's Office				
04-30-2024	Martha Araki	B111 - US Trustee Requirements	Prepare USTLA Supp 2 and exhibits				
05-02-2024	Martha Araki	B111 - US Trustee Requirements	Review recorded Ch 11 petition from First Legal				
05-02-2024	Martha Araki	B111 - US Trustee Requirements	Revise USTLA4 Supp 2 and Exhibits				
05-02-2024	Martha Araki	B111 - US Trustee Requirements	Email correspondence with A. Gomperts regarding USTLA4 Supp 2 and Exhibits				

Date	Professional	Task	Main Document	Page 149 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise USTLA4 Supp 2 per D. Talerico					
05-03-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare email to UST and K. Morrison regarding USTLA4 Supp 2					
05-08-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
		Review A. Gomperts email and documents for MOR					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Review and revise April MOR-11 Attachments from A. Gomperts					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare April MOR-11					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding April MOR-11 and MOR-11 Attachments					
05-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize April MOR-11 and Attachments					
06-19-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding financials and bank statements for MOR					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review MOR documents from A. Gomperts					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare May MOR attachments					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare May MOR-11					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Email correspondence with A. Gomperts regarding May MOR-11 and attachments					
06-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Revise May MOR-11 and attachments per A. Gomperts email					
06-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Telephone with D. Talerico regarding MOR review					
06-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize May MOR and attachments					
07-07-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding information for June MOR					
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email and documents for MOR-June					

Date	Professional	Task	Main Document	Page 150 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Prepare attachments for MOR-June						
07-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Prepare June MOR-11						
07-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Prepare MOR-11 following resolution of Cloudstrike Microsoft issue						
07-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Email correspondence with A. Gomperts and D. Talerico regarding MOR and attachments						
07-23-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
	Revise and finalize MOR and attachments						
08-15-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Review A. Gomperts email regarding July MOR information						
08-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Review documents from A. Gomperts for MOR						
08-20-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
	Prepare July MOR attachments						
08-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Prepare MOR-11 for July						
08-21-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
	Revise Negev MOR and attachments to MOR						
08-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Finalize July MOR						
09-10-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Review A. Gomperts email regarding information for MOR						
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Review documents from A. Gomperts for MOR						
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Prepare MOR attachments for August						
09-23-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Prepare MOR-11 for August						
09-26-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Revise and finalize MOR-11 and attachments						
09-30-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
	Review and revise invoices for Professional Fee Statements						

Date	Professional	Task	Main Document	Page 151 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
10-01-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare Professional Fee Statements - March, April					
10-02-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Telephone calls with D. Talerico regarding review/revision of invoices for Professional Fee Statements					
10-07-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review S. Fritz email regarding final invoices for Professional Fee Statement					
10-08-2024	Martha Araki	B111 - US Trustee Requirements			0.30	250.00	75.00
		Revise March, April Professional Fee Statements					
10-13-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding Sept info for MOR					
10-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review MOR information-September					
10-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare MOR-September attachments					
10-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare MOR-11 for September					
10-21-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize MOR-11 and attachments					
11-08-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding financial information for MOR					
11-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review October MOR documents from A. Gomperts					
11-22-2024	Martha Araki	B111 - US Trustee Requirements			0.20	250.00	50.00
		Prepare MOR attachments for October MOR					
11-22-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Prepare MOR-11 for October					
11-25-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Finalize MOR-11 and attachments for October					
11-25-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise MOR-11 and attachments for October					
12-19-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Review A. Gomperts email regarding MOR information					
12-19-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
		Revise MOR attachments					

Date	Professional	Task	Main Document	Page 152 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
12-19-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Prepare MOR-11 for November						
12-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Review and revise November MOR and attachments						
12-20-2024	Martha Araki	B111 - US Trustee Requirements			0.10	250.00	25.00
	Finalize November MOR-11 and attachments						
					13.20		3,750.00
<u>B125 - Valuation</u>							
04-19-2024	Derrick Talerico	B125 - Valuation			0.20	625.00	125.00
	Conference with G. Warrington regarding appraisal						
04-19-2024	Derrick Talerico	B125 - Valuation			0.20	625.00	125.00
	Conference with Alan and Danny regarding appraisal						
					0.40		250.00
<u>B150 - Meetings of and Communications with Creditors</u>							
05-03-2024	Derrick Talerico	B150 - Meetings of and Communications with Creditors			1.00	625.00	625.00
	Prepare for 341(a) meeting with A. Gompertz and attend 341(a) meeting						
					1.00		625.00
<u>B160 - Fee/Employment Application</u>							
04-03-2024	David Zolkin	B160 - Fee/Employment Application			0.60	650.00	390.00
	Prepare Employment Application						
04-03-2024	David Zolkin	B160 - Fee/Employment Application			0.20	650.00	130.00
	Prepare Talerico Declaration in Support of Employment Application						
04-18-2024	Derrick Talerico	B160 - Fee/Employment Application			0.10	625.00	62.50
	Review employment requirements						
04-19-2024	Derrick Talerico	B160 - Fee/Employment Application			0.90	625.00	562.50
	Revise and edit employment application						
04-19-2024	Derrick Talerico	B160 - Fee/Employment Application			0.10	625.00	62.50
	Conferences with Alan regarding employment and application						
04-19-2024	Derrick Talerico	B160 - Fee/Employment Application			0.10	625.00	62.50
	Conference with M. Araki regarding employment application						
					2.00		1,270.00
<u>B161 - Employment/Compensation of Others</u>							
06-28-2024	David Zolkin	B161 - Employment/Compensation of Others			0.50	650.00	325.00
	Prepare motion for employment of ordinary course professionals						
07-01-2024	David Zolkin	B161 - Employment/Compensation of Others			0.20	650.00	130.00
	Review and revise motion for employment of ordinary course professionals						
07-02-2024	David Zolkin	B161 - Employment/Compensation of Others			0.10	650.00	65.00



Date	Professional	Task	Main Document	Page 153 of 172	Hours	Rate	Amount
<u>B161 - Employment/Compensation of Others</u>							
		Prepare form declaration of disinterestedness for ordinary course professionals					
07-02-2024	David Zolkin	B161 - Employment/Compensation of Others			0.10	650.00	65.00
		Call with D. Talerico regarding ordinary course professionals motion					
					0.90		585.00
<u>B210 - Business Operations</u>							
03-19-2024	Derrick Talerico	B210 - Business Operations			0.20	625.00	125.00
		Conference with Alan regarding motel operations					
03-19-2024	Derrick Talerico	B210 - Business Operations			0.20	625.00	125.00
		Conference with Alan regarding motel operations					
					0.40		250.00
<u>B230 - Financing / Cash Collateral</u>							
03-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Email with H. Davey regarding DIP needs					
05-14-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Alan and T. Falk regarding cash collateral motion and adequate protection					
05-16-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	625.00	312.50
		Conferences with D. Zolkin regarding motel income as cash collateral					
05-16-2024	Derrick Talerico	B230 - Financing / Cash Collateral			1.30	625.00	812.50
		Legal research on motel rental income as cash collateral					
05-16-2024	David Zolkin	B230 - Financing / Cash Collateral			0.50	650.00	325.00
		Meet with D. Talerico to discuss and assess authorities regarding motel income as cash collateal					
05-16-2024	Marina Fineman	B230 - Financing / Cash Collateral			0.30	600.00	180.00
		Telephone conference with Derrick Talerico regarding law on perfection of liens on rents collected from hotel rooms under California law and Ninth Circuit law on Bankruptcy Code section 522(B); Prepare memo to Derrick Talerico regarding applicable case law					
05-20-2024	Marina Fineman	B230 - Financing / Cash Collateral			2.50	600.00	1,500.00
		Perform research on current case law regarding perfection of liens on rents collected from hotel rooms under California law and Ninth Circuit law on Bankruptcy Code section 522(B)					
05-23-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Alan regarding cash collateral and adequate protection					
05-23-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.80	625.00	500.00
		Research regarding adequate protection					
05-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral			1.70	625.00	1,062.50
		Review cases on hotel room revenue as collateral					
05-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.80	625.00	500.00
		Analyze cross default provisions in Deeds of Trust					
05-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.70	625.00	437.50

Date	Professional	Task	Main Document	Page 154 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Analyze collective collateral value					
05-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Alan regarding room revenue			0.10	625.00	62.50
05-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with Alan regarding adequate protection for cash collateral use			0.30	625.00	187.50
05-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral Analyze rents and expenses for Cash Collateral Motion			0.80	625.00	500.00
05-29-2024	Derrick Talerico	B230 - Financing / Cash Collateral Draft Cash Collateral Motion			2.00	625.00	1,250.00
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conferences with Alan and Danny regarding cash collateral and adequate protection			0.20	625.00	125.00
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral Email with Alan regarding motel expenses			0.20	625.00	125.00
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral Draft Cash Collateral Motion			0.50	625.00	312.50
05-30-2024	Derrick Talerico	B230 - Financing / Cash Collateral Legal research on application of 506(c) and 552(b)			0.50	625.00	312.50
06-02-2024	Derrick Talerico	B230 - Financing / Cash Collateral Draft joint cash collateral motion.			1.30	625.00	812.50
06-04-2024	David Zolkin	B230 - Financing / Cash Collateral Call with D. Talerico regarding cash collateral motion			0.10	650.00	65.00
06-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with D. Zolkin regarding Cash Collateral Motion			0.10	625.00	62.50
06-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral Edit motion regarding cash collateral			3.00	625.00	1,875.00
06-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral Review Assignment of Rents			0.30	625.00	187.50
06-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conference with D. Zolkin regarding room revenue			0.30	625.00	187.50
06-04-2024	Derrick Talerico	B230 - Financing / Cash Collateral Research regarding room revenue and Assignment of Rents			2.20	625.00	1,375.00
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral Conferences with Alan regarding cash collateral declaration.			0.20	625.00	125.00
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50

Date	Professional	Task	Main Document	Page 155 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Review cash collateral form.					
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	625.00	312.50
		Review and revise declarations.					
06-06-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.40	625.00	250.00
		Final revisions to motion.					
06-06-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Review and revise Motion for Use of Cash Collateral					
06-06-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Draft S. Halevy, D. Halevy and D. Talerico Declarations for Cash Collateral Motion					
06-06-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Prepare Joint F4001-2 Use of Cash Collateral					
06-06-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Prepare Exhibits for A. Gomperts Declaration					
06-07-2024	Martha Araki	B230 - Financing / Cash Collateral			0.30	250.00	75.00
		Review and revise Motion for Use of Cash Collateral, Exhibits, Table of Contents/Authorities and Declarations					
06-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Final revisions and edits to Cash Collateral Motion per T. Falk comments.					
06-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Review order on cash collateral hearing and conferences with M. Araki and Alan re same.					
06-07-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Prepare exhibits for cash collateral motion.					
06-09-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Revise Notice of Cash Collateral Hearing and conference and email with M. Araki regarding same					
06-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with M. Araki regarding notice					
06-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with D. Zolkin regarding declarations for cash collateral					
06-10-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with Z. Shechtman regarding notice, service and declarations					
06-10-2024	Martha Araki	B230 - Financing / Cash Collateral			0.20	250.00	50.00
		Provide telephonic notice of hearing on Cash Collateral Motion, deadlines to assigned parties					
06-10-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Telephone with D. Talerico regarding Notice of Hearing on Cash Collateral					
06-10-2024	David Zolkin	B230 - Financing / Cash Collateral			0.10	650.00	65.00

Date	Professional	Task	Main Document	Page 156 of 172	Hours	Rate	Amount
<u>B230 - Financing / Cash Collateral</u>							
		Call with D. Talerico to discuss declaration in support of cash collateral motion					
06-13-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Revise Telephonic and Overnight Declaration of Service of Notice of Cash Collateral Hearing					
06-13-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Revise Exhibits to Telephonic and Overnight Declaration of Service of Notice of Cash Collateral Hearing					
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with M. Araki regarding Cash Collateral Notice Declaration and review notice					
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Email with M. Araki regarding filing reply					
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Review cash collateral oppositions and email to Alan and Zev					
06-17-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.40	625.00	250.00
		Conference with Zev and G. Warrington regarding cash collateral oppositions and reply					
06-17-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Email with D. Talerico regarding filing Reply					
06-17-2024	Martha Araki	B230 - Financing / Cash Collateral			0.10	250.00	25.00
		Telephone with D. Talerico regarding Cash Collateral Notice Declaration					
06-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.30	625.00	187.50
		Revise and edit reply and email with Z. Shechtman and Alan regarding same					
06-18-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conferences with Zev regarding cash collateral reply					
06-19-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.20	625.00	125.00
		Conference with Alan regarding cash collateral declaration.					
06-20-2024	Derrick Talerico	B230 - Financing / Cash Collateral			1.00	625.00	625.00
		Prepare for and attend cash collateral hearing					
06-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Conference with G. Warrington regarding Cash Collateral Order					
06-26-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.50	625.00	312.50
		Revise and edit Cash Collateral Order and email with Zev and T. Falk					
07-01-2024	Derrick Talerico	B230 - Financing / Cash Collateral			0.10	625.00	62.50
		Review Wells Fargo Bank comments on order					
					28.40		17,097.50
<u>B310 - Claims Administration/Objections</u>							
06-17-2024	Martha Araki	B310 - Claims Administration/Objections			0.10	250.00	25.00
		Research claims registers for individual claims					

Date	Professional	Task	Main Document	Page 157 of 172	Hours	Rate	Amount
<u>B310 - Claims Administration/Objections</u>							
08-05-2024	Martha Araki	B310 - Claims Administration/Objections			0.10	250.00	25.00
		Research claims register of claims filed in case					
08-07-2024	Derrick Talerico	B310 - Claims Administration/Objections			0.20	625.00	125.00
		Review proofs of claim and analyze claims for objection					
08-07-2024	Derrick Talerico	B310 - Claims Administration/Objections			0.10	625.00	62.50
		Revise claims chart					
08-08-2024	Derrick Talerico	B310 - Claims Administration/Objections			0.10	625.00	62.50
		Email with Alan re potential claims objections					
08-08-2024	David Zolkin	B310 - Claims Administration/Objections			0.40	650.00	260.00
		Research regarding property tax claim of Riverside County					
08-08-2024	David Zolkin	B310 - Claims Administration/Objections			0.40	650.00	260.00
		Commence preparation of objection to property tax claim of Riverside County					
08-08-2024	David Zolkin	B310 - Claims Administration/Objections			0.20	650.00	130.00
		Discuss with D. Talerico preparation of objection to property tax claim of Riverside County					
08-09-2024	David Zolkin	B310 - Claims Administration/Objections			0.40	650.00	260.00
		Call with Riverside County tax collector's office regarding its property tax claim					
08-09-2024	David Zolkin	B310 - Claims Administration/Objections			0.20	650.00	130.00
		Discuss Riverside County property tax claim with D. Talerico					
					<hr/> 2.20		<hr/> 1,340.00
<u>B320 - Plan and Disclosure Statement</u>							
06-13-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	625.00	62.50
		Review and prepare form Plan					
06-15-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.20	625.00	125.00
		Draft Plan					
06-16-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Draft Plan					
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.30	625.00	187.50
		Draft Plan					
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.10	625.00	62.50
		Conference with Alan regarding Plan terms and projections					
06-17-2024	Derrick Talerico	B320 - Plan and Disclosure Statement			0.70	625.00	437.50
		Draft Plan exhibits					
06-17-2024	Martha Araki	B320 - Plan and Disclosure Statement			0.10	250.00	25.00
		Revise Plan Class chart					

Date	Professional	Task	Main Document	Page 158 of 172	Hours	Rate	Amount
<u>B320 - Plan and Disclosure Statement</u>							
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft Plan			0.20	625.00	125.00
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Revise Plan exhibits			1.90	625.00	1,187.50
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conferences with M. Araki regarding filing Plan			0.10	625.00	62.50
06-18-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference with Alan regarding Plan projections			0.10	625.00	62.50
06-18-2024	Martha Araki	B320 - Plan and Disclosure Statement Telephone with D. Talerico regarding filing Plan			0.10	250.00	25.00
08-09-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conference with D. Zolkin regarding interest rate on property taxes			0.20	625.00	125.00
10-31-2024	Martha Araki	B320 - Plan and Disclosure Statement Review Court master mailing list and claims dockets for service parties for DS Notice			0.20	250.00	50.00
10-31-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Draft and revise Plan and Disclosure Statement			0.50	625.00	312.50
10-31-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conferences with Alan regarding Plan			0.20	625.00	125.00
10-31-2024	Derrick Talerico	B320 - Plan and Disclosure Statement Conferences with M. Araki regarding Plan exhibits and filing			0.20	625.00	125.00
					5.50		3,287.50
<b>Total</b>					66.10		32,875.00

**Time Summary**

Professional		Hours	Rate	Amount
David Zolkin		4.00	650.00	2,600.00
Derrick Talerico		37.00	625.00	23,125.00
Marina Fineman		2.80	600.00	1,680.00
Martha Araki		20.90	250.00	5,225.00
Sachie Fritz		1.40	175.00	245.00
<b>Total</b>		66.10		32,875.00
Task	Professional	Hours	Rate	Amount
B110 - Case Administration	Derrick Talerico	4.00	625.00	2,500.00
	Martha Araki	6.70	250.00	1,675.00
	Sachie Fritz	1.40	175.00	245.00
B111 - US Trustee Requirements	Derrick Talerico	1.20	625.00	750.00
	Martha Araki	12.00	250.00	3,000.00
B125 - Valuation	Derrick Talerico	0.40	625.00	250.00
B150 - Meetings of and Communications with Creditors	Derrick Talerico	1.00	625.00	625.00
B160 - Fee/Employment Application	David Zolkin	0.80	650.00	520.00

Task	Professional	Hours	Rate	Amount
	Derrick Talerico	1.20	625.00	750.00
B161 - Employment/Compensation of Others	David Zolkin	0.90	650.00	585.00
B210 - Business Operations	Derrick Talerico	0.40	625.00	250.00
B230 - Financing / Cash Collateral	David Zolkin	0.70	650.00	455.00
	Derrick Talerico	23.30	625.00	14,562.50
	Marina Fineman	2.80	600.00	1,680.00
	Martha Araki	1.60	250.00	400.00
B310 - Claims Administration/Objections	David Zolkin	1.60	650.00	1,040.00
	Derrick Talerico	0.40	625.00	250.00
	Martha Araki	0.20	250.00	50.00
B320 - Plan and Disclosure Statement	Derrick Talerico	5.10	625.00	3,187.50
	Martha Araki	0.40	250.00	100.00
<b>Total Fees</b>				<b>32,875.00</b>

**Expenses**

Date	Expense	Price	Qty	Amount
<u>E101 - Copying</u>				
03-20-2024	E101 - Copying	0.20	112	22.40
	E101 - Copying - Joint Admin Motion/Notice			
04-08-2024	E101 - Copying	0.20	54	10.80
	E101 - Copying - Jnt Admin			
04-10-2024	E101 - Copying	0.20	12	2.40
	E101 - Copying - Jnt Admin			
09-09-2024	E101 - Copying	0.20	33	6.60
	E101 - Copying - Fee Stmt (5)			
				<hr/> 42.20
<u>E107 - Delivery services / messengers</u>				
05-01-2024	E107 - Delivery services / messengers		0	164.95
	E107 - Delivery services / messengers - Vol Petition - Inv 10790587			
				<hr/> 164.95
<u>E108 - Postage</u>				
04-08-2024	E108 - Postage	0.68	9	6.12
	E108 - Postage - USPS - Jnt Admin			
04-10-2024	E108 - Postage	0.68	2	1.36
	E108 - Postage - USPS-Amended MML			
09-09-2024	E108 - Postage		0	2.92
	E108 - Postage - USPS - Fee Stmt			
				<hr/> 10.40
<u>E112 - Court fees</u>				
04-10-2024	E112 - Court fees		0	34.00
	E112 - Court fees			
				<hr/> 34.00
<b>Total Expenses</b>				<b>251.55</b>

**Expense Summary**

Expense	Qty	Amount
E101 - Copying	211	42.20
E107 - Delivery services / messengers	0	164.95
E108 - Postage	11	10.40
E112 - Court fees	0	34.00
<b>Total Expenses</b>		<b>251.55</b>

**Total for this Invoice** 33,126.55



**Weintraub Zolkin Talerico and Selin LLP**

11766 Wilshire Blvd STE 730  
Los Angeles, CA 90025  
(310) 207-1494

September 02, 2025

**David Halevy**

Negev Investments, LLC - 5155  
257 S Linden Dr,  
Beverly Hills, CA 90212

**Invoice Number: 2199**

Invoice Period: 01-01-2025 - 07-31-2025

**RE: 2025 Chapter 11****Time Details**

<b>Date</b>	<b>Professional</b>	<b>Task</b>	<b>Hours</b>	<b>Rate</b>	<b>Amount</b>
<u>B110 - Case Administration</u>					
05-06-2025	Derrick Talerico	B110 - Case Administration UST email regarding updating MOR	0.10	675.00	67.50
05-06-2025	Derrick Talerico	B110 - Case Administration Email with M. Araki regarding updating MOR	0.10	675.00	67.50
			<hr/> 0.20		<hr/> 135.00
<u>B111 - US Trustee Requirements</u>					
01-21-2025	Martha Araki	B111 - US Trustee Requirements Review documents from A. Gomperts for MOR	0.10	295.00	29.50
01-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR attachments for December MOR	0.10	295.00	29.50
01-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR-11 for December MOR	0.10	295.00	29.50
01-21-2025	Martha Araki	B111 - US Trustee Requirements Finalize MOR-11, MOR attachments and Proof of Service	0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Review documents from A. Gomperts for January MOR	0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR attachments for January MOR	0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Prepare MOR-11 for January	0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Revise January MOR-11 and attachments	0.10	295.00	29.50
02-21-2025	Martha Araki	B111 - US Trustee Requirements Finalize January MOR-11	0.10	295.00	29.50

Date	Professional	Task	Main Document	Page 162 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
03-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Review and revise MOR attachments						
03-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Prepare February MOR-11						
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Review information from A. Gomperts for MOR						
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Prepare attachments for MOR 13 - March						
04-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Prepare MOR 13 - March						
04-22-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Revise Negev MOR and attachments						
04-22-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Finalize March MOR and attachments						
05-06-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Review D. Talerico email regarding UST inquiry on MORs and UST payments						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Review A. Gomperts email regarding MOR documents						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Prepare MOR-11 attachments for April						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Prepare MOR-11 for April						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.20	295.00	59.00
	Analysis of prior MORs regarding UST inquiry						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Prepare email to A. Gomperts regarding prior MORs and UST inquiry						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Email correspondence with A. Gomperts regarding MOR amendments						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Revise April MOR and attachments						
05-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Finalize April MOR and attachments						
06-19-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
	Review A. Gomperts email regarding May MOR information						

Date	Professional	Task	Main Document	Page 163 of 172	Hours	Rate	Amount
<u>B111 - US Trustee Requirements</u>							
06-19-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Prepare May MOR attachments					
06-19-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Prepare May MOR-11					
06-23-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Revise May MOR and attachments					
06-23-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Finalize May MOR					
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Review MOR documents					
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Prepare 11-MOR attachments for June					
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Prepare 11-MOR for June					
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Review A. Gomperts email regarding Amended Quarterly MORs for UST Payments					
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.60	295.00	177.00
		Prepare Amended MORs #8, 11, 14 and attachments					
07-21-2025	Martha Araki	B111 - US Trustee Requirements			0.10	295.00	29.50
		Email correspondence with A. Gomperts regarding June MOR, and amendments					
					4.20		1,239.00
<b>Total</b>					4.40		1,374.00

**Time Summary**

Professional		Hours	Rate	Amount
Derrick Talerico		0.20	675.00	135.00
Martha Araki		4.20	295.00	1,239.00
<b>Total</b>		4.40		1,374.00
Task	Professional	Hours	Rate	Amount
B110 - Case Administration	Derrick Talerico	0.20	675.00	135.00
B111 - US Trustee Requirements	Martha Araki	4.20	295.00	1,239.00
<b>Total Fees</b>				1,374.00
<b>Total for this Invoice</b>				1,374.00

## **EXHIBIT 2**

### **Firm Bios**



## **Derrick Talerico, Partner**

Mr. Talerico's practice centers on bankruptcy, restructuring, and commercial litigation. He is versed in all aspects of financial restructuring, having represented debtors, creditors, and other interest holders in and out of court for more than two decades. His litigation practice focuses on general commercial disputes.

Prior to founding Weintraub Zolkin Talerico & Selth LLP, Mr. Talerico was a founding partner of Zolkin Talerico LLP. He began his career practicing for over ten years at the international law firms of Milbank LLP and Loeb & Loeb LLP.

Mr. Talerico represents debtors, secured and unsecured creditors, creditor committees, asset purchasers, receivers, and trustees, in regional and national restructuring matters, both in-court and out-of-court. He has represented clients in bankruptcy cases throughout California and the United States, from Texas to New York, Delaware, and Florida.

As a litigator, Mr. Talerico has prosecuted and defended a wide range of commercial disputes including fraud, intellectual property, lender liability, insurance, re-insurance, and real estate, among others in both state and federal court. In appellate practice, he has successfully argued before both District Courts and Bankruptcy Appellate Panels.

### **Education**

University of Texas at Austin School of Law, Austin, TX; JD  
Bond University, Gold Coast, Australia; Legal Studies  
University of Richmond, Richmond, VA; B.S. Business Administration, B.A.  
Psychology

### **Professional Activities**

American Bankruptcy Institute  
Financial Lawyers Conference  
National Conference of Bankruptcy Judges  
Los Angeles Bankruptcy Forum

### **Awards & Recognition**

INSOL Fellow (international and cross-border specialist)  
Public Counsel Attorney of the Year Award - Early Childcare Education Project  
Milbank Tweed Pro Bono Award



## **David B. Zolkin, Partner**

Mr. Zolkin has been a corporate restructuring attorney for over 30 years and has experience in all aspects of financial restructuring, insolvency law and processes.

Prior to founding Weintraub Zolkin Talerico & Selth LLP, he was a founding partner of the bankruptcy and business litigation boutique of Zolkin Talerico LLP. Prior to that, Mr. Zolkin was an attorney at the Wall Street law firm of Milbank LLP, where he represented debtors, equity owners, financial institutions, first and second lien lenders, hedge and bond funds, trade creditors, chapter 11 trustees and debt and asset purchasers in complex restructurings, workouts and foreclosures across a variety of industry sectors.

Mr. Zolkin provides his clients with in-court and out-of-court legal strategies and approaches designed to lead to value maximization. His expertise spans various legal and business documents, including secured and unsecured debt documents, indentures, servicing agreements, purchase and sale agreements, confidentiality documents and other commercial and business contracts. He has negotiated and drafted restructuring term sheets, plans of reorganization, cash collateral and debtor in possession financing agreements and orders, bidding procedures for assets sales, sale agreements and other pleadings and documents required in chapter 11 bankruptcy cases.

He has represented clients in bankruptcy cases and out-of-court restructurings that have taken place throughout the United States, including, California, New York, Delaware, Illinois, Indiana, Texas, Louisiana, Nevada, Arizona, Washington and Oregon.

### **Education**

J.D., University of Southern California, Gould School of Law  
B.A., University of California, Los Angeles

### **Professional Activities**

American Bankruptcy Institute  
Los Angeles Bankruptcy Forum



## **James R. Selth**

James R. Selth is a 1978 graduate of the University of California at Riverside, where he received a Bachelor of Arts Degree in Political Science and served an internship in the United States Senate. He received his Juris Doctor in 1985 from Western State University College of Law where he graduated Cum Laude.

Prior to becoming an attorney, Mr. Selth was employed by California Federal Savings & Loan Association for seven years, where he last worked as Assistant Vice President and Branch Manager of Cal Fed's Pasadena office.

Mr. Selth served as a Deputy District Attorney in Orange County for two years before joining the firm of McKinley & Capeloto in Pasadena in 1988, where he was a partner from 1994 until 2001. Mr. Selth joined Weintraub Law Corporation as Senior Counsel in 2002. The firm's name changed to Weintraub & Selth, APC in 2004.

Mr. Selth is recognized as one of the leading consumer and small business bankruptcy attorneys in Southern California and is a State Bar Certified Legal Specialist in bankruptcy law. In 2015, Mr. Selth was appointed to a four-year term as a Commissioner to the State Bar's Bankruptcy Law Advisory Commission.

In addition to representing debtors and creditors in a variety of matters, Mr. Selth has over 30 years of experience representing financial institutions and mortgage lenders in state courts and bankruptcy courts throughout California, specializing in areas of concern to credit unions.



## **Marina Fineman**

Marina Fineman has been a corporate restructuring attorney for over 20 years and has experience in all aspects of financial restructuring, insolvency law and processes.

Prior to working with Weintraub Zolkin Talerico & Selth LLP, she was Vice President and Associate General Counsel at a public financial services company. B. Riley Financial, Inc. Ms. Fineman spent much of the first half of her career practicing at the nationally recognized corporate bankruptcy boutique Stutman, Treister & Glatt, where she represented private and municipal debtors, financial institutions, lien lenders, trade creditors, chapter 11 trustees and debt and asset purchasers in complex restructurings and workouts across a variety of industry sectors. Ms. Fineman also has experience with state court litigation matters and real estate leasing.

Ms. Fineman's expertise spans various legal and business documents, including master services agreements, technology development and license agreements, reseller agreements, joint venture and partnership agreements, license and vendor agreements, purchase and sale agreements, confidentiality agreements, and other commercial and business contracts. She has negotiated and drafted restructuring term sheets, plans of reorganization, bidding procedures for assets sales, sale agreements and other pleadings and documents required in chapter 11 bankruptcy cases.

She has represented debtors in bankruptcy cases that have taken place throughout the United States, including, California, New York, Delaware, Illinois, Missouri, and Nevada.

### **Education**

J.D., Berkley Law School (formerly Boalt Hall)  
B.A., University of California, Los Angeles





## **Paige Rolfe, Associate**

Paige Rolfe has practiced in all aspects of bankruptcy and financial restructuring for nearly five years. She is also well versed in all aspects of civil litigation practice in both state and federal courts. Prior to joining Weintraub Zolkin Talerico & Selth LLP, Ms. Rolfe worked at a bankruptcy boutique firm, learning the ins-and-outs of the restructuring practice from a retired bankruptcy judge.

### **Education**

J.D., New York Law School, New York, NY  
B.S., Champlain University, Burlington, VT

### **Professional Activities**

American Bankruptcy Institute  
Central District Consumer Bankruptcy Attorneys Association



**Martha Araki** – Paralegal

Martha Araki has worked as a paralegal with law firms specializing in bankruptcy and litigation for more than 35 years. Ms. Araki attended Washington State University, completing classes towards a Bachelor of Arts Degree in English. She has worked with some of the most distinguished law firms in Los Angeles specializing in debtor representation practice in Chapters 11 and 7 cases in the Central District, Northern District, Eastern District and Southern District of California, in the District of Nevada, and in Honolulu, Hawaii. Ms. Araki attends multiple bankruptcy-related MCLE seminars to maintain paralegal compliance and was a member of IWIRC (International Women's Insolvency & Restructuring Confederation).

Prior to working with Weintraub Zolkin Talerico & Selth LLP, Ms. Araki was a senior paralegal with Zolkin Talerico LLP, Jeffer Mangels Butler & Marmaro LLP (now Jeffer Mangels Butler & Mitchell LLP) and Levene & Eisenberg, P.C., among others. She has also worked as a project manager at BMC Group, a global provider of legal, financial and corporate information management solutions that handles administrative and claims processing for large bankruptcy cases nationwide.

## PROOF OF SERVICE OF DOCUMENT

I am over the age of 18 and not a party to this bankruptcy case or adversary proceeding. My business address is:  
11766 Wilshire Blvd, Suite 730, Los Angeles, CA 90025

A true and correct copy of the foregoing document entitled (*specify*): Declaration of Auriel Streit in Support of Debtors **First Interim Application of Weintraub Zolkin Talerico & Selth LLP for Approval of Compensation and Reimbursement of Expenses; Declarations of Derrick Talerico and Alan Gomperts in Support Thereof** will be served or was served (a) on the judge in chambers in the form and manner required by LBR 5005-2(d); and (b) in the manner stated below:

1. **TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF)**: Pursuant to controlling General Orders and LBR, the foregoing document will be served by the court via NEF and hyperlink to the document. On (*date*) September 4, 2025, I checked the CM/ECF docket for this bankruptcy case or adversary proceeding and determined that the following persons are on the Electronic Mail Notice List to receive NEF transmission at the email addresses stated below:

See attached NEF Service List

☒ Service information continued on attached page

2. **SERVED BY UNITED STATES MAIL:**

On (*date*) \_\_\_\_\_, I served the following persons and/or entities at the last known addresses in this bankruptcy case or adversary proceeding by placing a true and correct copy thereof in a sealed envelope in the United States mail, first class, postage prepaid, and addressed as follows. Listing the judge here constitutes a declaration that mailing to the judge will be completed no later than 24 hours after the document is filed.

☐ Service information continued on attached page

3. **SERVED BY PERSONAL DELIVERY, OVERNIGHT MAIL, FACSIMILE TRANSMISSION OR EMAIL** (*state method for each person or entity served*): Pursuant to F.R.Civ.P. 5 and/or controlling LBR, on (*date*) September 4, 2025, I served the following persons and/or entities by personal delivery, overnight mail service, or (for those who consented in writing to such service method), by facsimile transmission and/or email as follows. Listing the judge here constitutes a declaration that personal delivery on, or overnight mail to, the judge will be completed no later than 24 hours after the document is filed.

The Honorable Vincent Zurzolo (via Priority Mail)  
United States Bankruptcy Court  
255 E Temple St Suite 1360  
Los Angeles, CA 90012

Debtors: Broadway Avenue Investments, LLC, SLA Investments, LLC and Negev Investments, LLC (via email per request): [alangomperts@hotmail.com](mailto:alangomperts@hotmail.com)

☐ Service information continued on attached page

I declare under penalty of perjury under the laws of the United States that the foregoing is true and correct.

September 4, 2025  
Date

Martha E. Araki  
Printed Name

/s/ Martha E. Araki  
Signature

Seaton Investments, LLC – Jointly Administered

**1. TO BE SERVED BY THE COURT VIA NOTICE OF ELECTRONIC FILING (NEF):**

- Attorneys for Corporate Debtors Seaton Investment, LLC, Colyton Investments, LLC, Broadway Avenue Investments, LLC, Negev Investments, LLC, SLA Investments, LCC.: **Derrick Talerico:** dtalerico@wztslaw.com; maraki@wztslaw.com; sfritz@wztslaw.com; admin@wztslaw.com
- Attorneys for Individual Debtors Alan Gomperts, Daniel Halevy, Susan Haley: **Zev Shechtman, Carol Chow, Turner Falk, Ryan Coy:** zev.shechtman@saul.com; zshechtman@ecf.inforuptcy.com; carol.chow@saul.com; easter.santamaria@saul.com; turner.falk@saul.com; ryan.coy@saul.com
- Attorneys for Creditor First Foundation Bank: **Scott R Albrecht:** scott.albrecht@sgsattorneys.com; jackie.nguyen@sgsattorneys.com
- Attorneys for Creditor Korth Direct Mortgage, Inc.: **Garrick Vanderfin, Tanya Behnam:** gvanderfin@polsinelli.com, tbehnam@polsinelli.com; tanyabehnam@gmail.com; ladocketing@polsinelli.com; zyoung@polsinelli.com; ccripe@polsinelli.com;
- Attorneys for Creditor Los Angeles County Treasurer and Tax Collector: **Jacquelyn H Choi:** jacquelyn.choi@rimonlaw.com; docketingsupport@rimonlaw.com
- Attorneys for Creditor United States of America on behalf of the Internal Revenue Service: **Robert F Conte:** robert.conte@usdoj.gov; caseview.ecf@usdoj.gov; usacac.tax@usdoj.gov
- Courtesy NEF/Interested Party: **Christopher Cramer:** secured@becket-lee.com
- Attorneys for Creditor Harvest Small Business Finance, LLC: **Christopher Crowell:** ccrowell@hrhlaw.com
- Attorneys for Creditors Archway Real Estate Income Fund I SPE I, LLC, Archway Broadway Loan SPE, LLC, fka Archway Real Estate Income Fund I REIT, LLC, Archway Real Estate Income Fund, and Plaintiff Archway Broadway Loan SPE, LLC: **Michael G. Fletcher, Bruce D. Poltrock, Paige Selina Poupart, Gerrick Warrington:** mfletcher@frandzel.com; ppoupart@frandzel.com; gwarrington@frandzel.com; bpoltrock@frandzel.com; sking@frandzel.com; achase@frandzel.com
- Attorneys for Creditors NewRez LLC d/b/a Shellpoint Mortgage Servicing, Wells Fargo National Bank West: **Todd S Garan:** ch11ecf@aldridgepate.com; TSG@ecf.inforuptcy.com; tgaran@aldridgepate.com
- Attorneys for Creditor Los Angeles County Treasurer and Tax Collector: **Richard Girgado:** rgirgado@counsel.lacounty.gov
- Attorneys for Creditor Harvest Small Business Finance, LLC: **Jacqueline L James:** jjames@buchalter.com; gvidales@buchalter.com
- Courtesy NEF/Interested Party Avi Muhtar: **Avi Edward Muhtar:** amuhtar@crownandstonelaw.com
- Attorneys for Creditor UrbanLime Real Estate: **Lovee D Sarenas:** lovee.sarenas@dinsmore.com; wendy.yones@dinsmore.com
- Attorneys for Creditor AIRE Ancient Baths Los Angeles, LLC: **David B Shemano:** dshemano@shemanolaw.com
- Attorneys for Creditor Wells Fargo Bank, N.A.: **Jennifer C Wong:** bknotice@mccartyholthus.com; jwong@ecf.courtdrive.com
- US Trustee's Office: ustregion16.la.ecf@usdoj.gov; **Kelly L. Morrison:** Kelly.l.morrison@usdoj.gov